

SITE LEASE AGREEMENT

This **SITE LEASE AGREEMENT** (this "**Lease**") is effective the date of the last signature on this Lease (the "**Effective Date**") by and between the **CITY OF BRIGHTON, COLORADO, a Colorado**, a Colorado home rule municipal corporation ("**Landlord**") and **T-Mobile West LLC**, a Delaware limited liability company ("**Tenant**").

RECITALS

Landlord and Tenant acknowledge that space at the Premises was previously leased between Landlord and Tenant's affiliate, under the terms and conditions of that certain Communications Site Lease Agreement (Water Tank) dated December 15, 2006 as may have been amended (collectively, the "**Prior Lease**"). The Prior Lease expired by its terms on December 13, 2021 and Tenant has continued to operate on a month to month basis at the Premises under the terms of the Prior Lease with Landlord's consent. Landlord and Tenant acknowledge and agree that the Prior Lease shall terminate effective as of 11:59:59 pm on the day immediately prior to the Commencement Date of this Lease ("**Prior Lease Termination Date**") as if such date were originally stated to be the termination date of the Prior Lease and shall thereafter be replaced in its entirety by this Lease. The termination of the Prior Lease shall be effective without further documentation. Any rent payments received by Landlord pursuant to the Prior Lease for periods following the Prior Lease Termination Date will be applied as a credit against the Rent due and owing pursuant to this Lease.

Landlord and Tenant agree to the following:

1. **Property Description.** Landlord is the owner of the real property and water tank structure ("WaterTank") located at 19150 E. 160th Ave. (APN: 0156910212001), Brighton, Adams County, Colorado 80601, as further described on **Exhibit A** (the "**Property**"). The Property includes approximately nine hundred square feet (900sf) plus any additional portions of the Property which Tenant may require for the use and operation of its facilities, as generally described on **Exhibit B** (the "**Premises**"). In addition to the square footage specified above, the Premises, as defined, shall include, but not be limited to, the following: a back up generator, cable runs and associated cable trays from the base transceiver station(s) (also referred to as the BTS) and the installation of power, telephone and other utility service cables. However, it is expressly agreed that the exact and precise location of the Tenant's Antenna Facilities (as defined below) are subject to review and approval by the planning and/or zoning boards having jurisdiction over the Property. The specific locations, number and type of equipment described in **Exhibit B** is for illustrative purposes only and in no way limits Tenant's ability to alter, replace, add to, enhance, modify, supplement, replace, or upgrade.

2. **Landlord Cooperation.** After the Effective Date, Landlord shall cooperate with Tenant's due diligence activities, which shall include, but not be limited to, access to the Property for inspections, testing, permitting related to the Permitted Uses (as defined below). Tenant is authorized to sign, file, submit and obtain all zoning, land use and other applications for permits, licenses and approvals required for the Permitted Uses from all applicable governmental and quasi-governmental entities (collectively, the "**Governmental Approvals**"), and to the fullest extent necessary Landlord grants Tenant and its agents power of attorney to take all such actions on behalf of and in the name of Landlord. Landlord's cooperation shall include the prompt execution and delivery of any documents necessary to obtain and maintain Governmental Approvals or utility services. Landlord shall not take any actions which are in conflict with or interfere with Tenant's Governmental Approvals.

3. **Antenna Facilities and Permitted Uses.** Tenant leases the Premises for its equipment, personal property and improvements associated with Tenant's wireless communications business (the **"Antenna Facilities"**). The Premises may be used for the construction, installation, operation, maintenance, repair, addition, modification, enhancement, upgrading, removal, or replacement of any and all Antenna Facilities (the **"Permitted Uses"**) for no fee or additional consideration. Notwithstanding the foregoing Tenant shall have the right to expand and/or relocate the Antenna Facilities after obtaining the written approval of Landlord, which shall not be unreasonably withheld, conditioned, or delayed. The Antenna Facilities shall remain the exclusive property of Tenant and shall not be considered fixtures. Tenant, at its expense, may use any and all reasonable means as Tenant deems necessary to control, secure or restrict access to the Antenna Facilities, provided such means do not interfere with Landlord's access to and use of the Property. Landlord hereby waives any and all lien rights it may have concerning the Antenna Facilities. If necessary to maintain service, Tenant shall have the right to locate a temporary antenna facility, (e.g. a cell-on-wheels) on the Property, including all utilities associated with the use of the temporary antenna facility. Landlord shall cooperate with the placement of the temporary facility at a mutually acceptable location.

4. **Lease Term.**

a) The Initial Term of the Lease shall be ten (10) years commencing on the Effective Date (the **"Commencement Date"**), and ending on the day immediately preceding the tenth (10th) anniversary of the Commencement Date (the **"Initial Term"**). The Initial Term, together with any Renewal Terms and Extended Periods are referred to collectively as the **"Term."**

b) The Initial Term shall automatically renew for two (2) successive renewal terms of five (5) years each (each a **"Renewal Term"**), provided, however, that Tenant may elect not to renew after the Initial Term, by providing at least ninety (90) days notice prior to the expiration of the then current Term. Landlord may elect not to renew by providing at least six (6) months notice prior to the expiration of the then current Term and/or Renewal Term.

c) Upon the expiration of the final Renewal Term, Tenant shall have the right to continue to occupy the Premises and the Term shall automatically extend for up to two (2) successive one (1) year periods (each, an **"Extended Period"**). Landlord may elect not to renew by providing notice to Tenant at least six (6) months prior to the expiration of the then current Extended Period. Tenant may terminate any Extended Period at any time by delivery of notice to Landlord.

5. **Rent/Other Charges.**

a) Upon the Commencement Date, Tenant shall pay Landlord rent in the amount of amount of two thousand five hundred dollars (\$2,500.00) per month (the **"Rent"**). Tenant shall deliver Rent to Landlord at the address specified in the Notice section, or by electronic payment. The first Rent payment shall be due within thirty (30) days after the Commencement Date. Subsequent Rent shall be payable by the fifth day of each month.

b) Upon the anniversary of the Commencement Date, the Rent shall automatically be increased by three (3%) percent of the Rent for the immediately preceding year throughout the Term and any subsequent Renewal Term or Extended Period without further documentation.

c) Rent for any partial month shall be prorated on a per day basis, based on the number of days in the month in question. Landlord shall cooperate with Tenant regarding the use of any electronic rent payment systems or the provision of any associated documentation. Tenant may condition payment of Rent and any other sums payable under this Lease upon Tenant's receipt of a duly completed IRS form W-9, or similar governmental form.

d) Any charges payable under this Lease other than Rent shall be billed by Landlord to Tenant within twelve (12) months from the date the charges were incurred or due; otherwise the charges shall be deemed time-barred and forever waived and released by Landlord. Additionally, if it is determined by Tenant that Tenant overpaid Landlord for any charges due under the Lease, Tenant is permitted, upon written notice to Landlord, to deduct any such overpayment from Rent amounts due under this Lease.

7. **Interference.** Tenant shall not interfere with the radio frequency communications of Landlord or any of Landlord's existing tenants as of the Effective Date. After the Effective Date, Landlord shall not install, or permit any third party to install, any equipment or structures that unreasonably interfere with or restrict the operations of Tenant. Any such interference shall be deemed a material breach of this Lease by Landlord and Landlord shall remove the cause of the interference within forty-eight (48) hours of notice notwithstanding any other cure periods in this Lease. Tenant shall have the right to exercise all legal and equitable rights and remedies to end the interference, including the right to terminate this Lease.

8. **Utility Services.** Tenant shall have the right to connect to, maintain, repair, modify, upgrade, remove or replace existing utility related equipment and/or construct and install new utility related equipment and lines, including a generator, optical fiber facilities and alternative energy related equipment, to service its Antenna Facilities (collectively, the "**Utility Facilities**"). The Utility Facilities may be brought by Tenant to the Property and the Premises, and the charges for utility usage (the "**Utility Fees**") shall be payable, by one of the following methods:

a) **Separate Meter.** Tenant may install a separate meter at any time during the Term of the Lease and will remit payment directly to the utility provider.

b) **Submeter**

(i) **Smart Submeter.** Tenant may install a submeter that can be remotely managed and read ("**Smart Submeter**"). The Smart Submeter will be read on a **regular/ quarterly** basis and Tenant will be directly invoiced for its Utility Fees, with a copy provided to Landlord's email address. Tenant will remit payment to the Landlord within thirty (30) days of receipt of the invoice; or

(ii) **Manually-Read Submeter.** Tenant may install a sub-meter to monitor Tenant's electrical usage which will be read by Landlord on a monthly basis and which determine Tenant's actual electrical usage. Tenant shall pay to Landlord on a monthly basis for such actual usage within 30 days of receipt of an invoice. The invoice must list the current and previous readings along with the kWh cost, and the building utility invoice must accompany the invoice.

c) If Tenant does not install a separate meter or submeter, Tenant shall pay Landlord Utilities Fees in the amount of Three Hundred Dollars (\$300.00) per month for its utility usage when usage commences.

9. **Access and Easements.**

a) Landlord shall furnish, at no additional charge to Tenant, unimpeded and secure access to the Premises including the Utility Facilities on a 24-hours-a-day, 7-days-a-week basis to Tenant and Tenant's employees, agents, contractors and other designees. In the event that Landlord does not provide Tenant with access as described, Rent will be abated for the time period where Tenant was denied access to the Antenna Facilities.

b) Upon the Effective Date, Landlord shall provide all applicable access key(s) and a defined and accessible location on the Property for Tenant to install a secure lockbox to store any such access key(s) necessary to allow for 24-hours-a-day, 7-days-a-week physical access to all of Tenant's equipment or conduits. Landlord shall not change the method(s) of access or access key(s), without providing Tenant prior written notice and an updated set of access keys or new access code(s).

c) Landlord grants Tenant, at no additional Rent or charge, easements on, over, under and across the Property for ingress, egress, communications, power and other utilities, installation, construction, demolition and access to the Premises and any Utility Facilities (collectively, the "**Easements**"). Landlord shall not modify, interrupt or interfere with any access, communications, electricity, or other utility equipment and Easements serving the Property, except with the prior written approval of Tenant.

d) Landlord acknowledges that denial of access may adversely impact Tenant's requirement as an FCC licensee to provide 9-1-1 emergency calling services and may adversely impact Tenant's ability to provide wireless services to its customers. Failure to provide Tenant access to the Premises, as required above, within 24 hours after receiving written notice of such failure shall be deemed a material Default. In the event Landlord, its employees or agents impede or deny access to Tenant, its employees or agents, Tenant shall, without waiving any other rights that it may have at law or in equity, have the right to deduct from the Rent due under this Lease five hundred and no/100 dollars (\$500.00) per day for each day that access is impeded or denied.

10. **Termination.** Tenant may terminate this Lease upon ninety (90) days prior written notice to Landlord, for any of the following reasons: (i) changes in local or state laws or regulations which adversely affect Tenant's ability to operate; (ii) a Federal Communications Commission ("**FCC**") ruling or regulation that is beyond the control of Tenant; (iii) in its sole discretion for technical, or economic reasons; or (iv) if Tenant is unable to obtain or maintain any Governmental Approval required for the construction or operation of Tenant's Antenna Facilities. Upon one hundred eighty (180) days prior written notice to Landlord, Tenant may terminate this Lease for any or no reason.

11. **Casualty and Condemnation.** If the Premises or Antenna Facilities are damaged or destroyed by wind, fire or other casualty, Tenant shall be entitled to negotiate, compromise, receive and retain all proceeds of Tenant's insurance and other claims and Tenant may terminate the Lease by written notice to Landlord. If the Premises, any Easements or Antenna Facilities are taken or condemned by power of eminent domain or other governmental taking, then: (a) Tenant shall be entitled to negotiate, compromise, receive and retain all awards attributable to (i) the Antenna Facilities, (ii) Tenant's leasehold interest in the Property, (iii) any moving or relocation benefit available to Tenant and (iv) any other award available to Tenant that is not attributable to Landlord's title to or interest in the Property. If the Antenna Facilities are not operational or accessible, due to casualty, condemnation, or damages, Tenant shall have the right to abate the Rent for that period time. In addition, Tenant may terminate the Lease by written notice to Landlord.

12. **Default and Right to Cure.**

(a) The following will be deemed a default by Tenant and a breach of this Lease (i) non-payment of Rent if such Rent remains unpaid for more than thirty (30) days after receipt of written notice from Landlord of such failure to pay; or (ii) Tenant's failure to perform any other term or condition under this Lease within thirty (30) days after receipt of written notice from Landlord specifying the failure. No such failure, however, will be deemed to exist if Tenant has commenced to cure such default within such period and provided that such efforts are prosecuted to completion with reasonable diligence. Delay in curing a default will be excused if due to causes beyond the reasonable control of Tenant.

(b) The following will be deemed a default by Landlord and a breach of this Lease. Landlord's failure to perform any term, condition or breach of any warranty or covenant under this Lease within thirty (30) days after receipt of written notice from Tenant specifying the failure. No such failure, however, will be deemed to exist if Landlord has commenced to cure the default within such period and provided such efforts are prosecuted to completion with reasonable diligence. Delay in curing a default will be excused if due to causes beyond the reasonable control of Landlord.

13. **Taxes.** Landlord shall pay when due all real estate taxes and assessments for the Property, including the Premises. Notwithstanding the foregoing, Tenant shall reimburse Landlord for any personal property tax paid for by Landlord which is solely and directly attributable to the presence or installation of Tenant's Antenna Facilities during the Term. Landlord shall provide notice of any tax or assessment within fifteen (15) days for which Tenant is liable in whole or in part. Tenant shall have the right to challenge any tax or assessment and Landlord shall cooperate with Tenant regarding such challenge. In the event that Landlord fails to pay any taxes or other fees and assessments for the Property, including the Premises, Tenant shall have the right, but not the obligation, to pay such owed amounts and deduct them from Rent amounts due under this Lease. Landlord shall provide Tenant with written notice of any taxes due that Landlord fails to pay.

14. **Insurance and Subrogation and Indemnification.**

a) During the Term, Tenant and Landlord each shall maintain Commercial General Liability Insurance in amounts of One Million and no/100 Dollars (\$1,000,000.00) per occurrence and Two Million and no/100 Dollars (\$2,000,000.00) aggregate. Each party may satisfy this requirement by obtaining the appropriate endorsement to any master insurance policy such party may maintain. Tenant and Landlord shall each maintain "all risk" or "special causes of loss" property insurance on a replacement cost basis for their respectively owned real or personal property.

b) Landlord and Tenant hereby mutually release each other (and their successors or assigns) from liability and waive all right of recovery against the other for any loss or damage covered by their respective first party property insurance policies for all perils insured thereunder. In the event of an insured loss, neither party's insurance company shall have a subrogated claim against the other party.

c) Subject to the property insurance waivers set forth in the preceding subsection (b), Tenant agrees to indemnify and hold harmless Landlord from and against any and all administrative and judicial actions and rulings, claims, causes of action, demands and liabilities, including reasonable attorneys' fees, to the extent caused by or arising out of: (i) any negligent acts or omissions or willful misconduct in the operations or activities on the Property by Tenant or the employees, agents, contractors, licensees, tenants or subtenants of Tenant, (ii) any spill or other release of any Hazardous Substances (as defined below) on the Property by Tenant or the employees, agents, contractors, licensees, tenants or subtenants of Tenant, or (iii) any breach of any obligation

of Tenant under this Lease. Tenant's obligations under this subsection are contingent upon its receiving prompt written notice of any event giving rise to an obligation to indemnify Landlord and Landlord granting it the right to control the defense and settlement of the same. In no event shall either party be liable for any consequential, special, indirect or punitive damages or causes of loss, whether arising from breach of strict liability, contract, tort or otherwise, and regardless of whether or not such party was advised of, or should have known, the possibility of such damages.

d) Tenant shall not be responsible or liable to Landlord or any third party for any claims, damages, costs, expenses, including liens, fines, penalties or other enforcement actions, attributable to any pre-existing violations of applicable laws, codes, ordinances or other regulations relating to the Property (collectively, "**Pre-Existing Violations**"). To the extent Tenant is or may be required to cure such Pre-Existing Violations in order to obtain any Governmental Approvals for its Permitted Uses of the Premises, Tenant shall have the right, but not the obligation, to cure such Pre-Existing Violations and deduct the curative costs from Rent payable under this Lease.

e) Tenant shall be responsible for any costs of repair, maintenance, or damage directly attributed to the Permitted Uses. Further, Tenant shall not directly or indirectly cause, create, incur, assume, or suffer to exist any notices of claim or claim of any nature with respect to the Property. In the event Tenant breaches this obligation, it shall immediately notify Landlord in writing, shall promptly cause such notice of claim to be discharged and released without cost to Landlord, and shall defend and indemnify Landlord in accordance with the provisions of subsection (c) above.

f) In the event of damage to the Property by Tenant, Tenant shall promptly repair and maintain the Property to the reasonable satisfaction of Landlord, or alternatively, Landlord may, upon fifteen (15) days written notice to Tenant, perform or cause to be performed such repair and maintenance and Tenant shall promptly reimburse Landlord for the actual costs and expenses of such repair and maintenance. Determination of whether repair or maintenance to the Property is necessary or advisable and the nature and extent of such repair or maintenance shall be in the Landlord's reasonable discretion. In order to be reimbursed for such repairs and/or maintenance, Landlord shall provide to Tenant copies of all invoices for such repairs and/or maintenance within sixty (60) days of the date of the repairs and/or maintenance, and Tenant shall pay the same within sixty (60) days of receipt of such invoices and supporting documentation.

g) The provisions of subsections (b) and (c) above shall survive the expiration or termination of this Lease.

15. **Notices.** All notices, requests, demands and other communications shall be in writing and shall be effective three (3) business days after deposit in the U.S. mail, certified, return receipt requested or upon receipt if personally delivered or sent via a nationally recognized courier to the addresses set forth below. Landlord or Tenant may from time to time designate any other address for this purpose by providing written notice to the other party.

If to Tenant, to:

T-Mobile USA, Inc.
12920 SE 38th Street
Bellevue, WA 98006
Attn: Lease
Compliance/DN06027A/DN73XC079

If to Landlord, to:

City of Brighton
500 S. 4th Avenue
Brighton, CO 80601
Attn: City Manager

Per the W-9 Form, Rent is to be paid to:

City of Brighton
500 S. 4th Avenue
Brighton, CO 80601

16. **Quiet Enjoyment, Title and Authority.** Landlord covenants and warrants that: (a) Landlord has full right, power and authority to execute and perform this Lease to grant Tenant the leasehold interest and Easements contemplated under this Lease; (b) Landlord has good and unencumbered title to the Property, free and clear of any liens and will not interfere with Tenant's Permitted Uses and any rights under this Lease; (c) the execution and performance of this Lease shall not violate any laws, ordinances, covenants, or the provisions of any Mortgage, lease, or other agreement binding on Landlord; (d) Tenant's use and quiet enjoyment of the Premises will not be disturbed; and (e) Landlord will be responsible, at its sole cost and expense, for maintaining all portions of the Property, except for Tenant's Antenna Facilities and equipment, in good order and condition and in compliance with all applicable laws, including without limitation, the roof and its weatherproof membrane, any support structure owned by Landlord, HVAC, plumbing, elevators, landscaping and common areas.

17. **Environmental Laws.** Landlord and Tenant shall comply with all federal, state and local laws in connection with any substances brought onto the Property that are identified by any law, ordinance or regulation as hazardous, toxic or dangerous (collectively, the "**Hazardous Substances**"). Tenant agrees to be responsible for all losses or damage caused by any Hazardous Substances that it may bring onto the Property and will indemnify Landlord for all such losses or damages. Landlord agrees to be responsible for all losses or damage caused by any Hazardous Substances on or entering the Property, except those brought onto the Property by Tenant, and, to the extent permitted by Colorado law, will indemnify Tenant for all such losses or damages including the cost of any investigation or remediation, or other actions required to comply with applicable law. Landlord represents that it has no knowledge of any Hazardous Substances on the Property.

18. **Assignment.**

a) Tenant shall have the right to assign, sublease or otherwise transfer this Lease, upon written notice to Landlord. Tenant shall also have the right to provide access and easement rights existing under this Lease, for the purposes of bringing in Utility Facilities, including fiber equipment. Upon an assignment or transfer, Tenant shall be relieved of all liabilities and obligations and Landlord shall look solely to the transferee for performance under this Lease. Upon receipt of a written request from Tenant, Landlord shall promptly execute an estoppel certificate.

Landlord shall have the right to assign and transfer this Lease only to a successor owner of the Property. Only upon Tenant's receipt of written verification of a sale, or transfer of the Property shall Landlord be relieved of all liabilities and obligations and Tenant shall look solely to the new landlord for performance under this Lease. Until Tenant receives required information and documents, Tenant shall not be responsible for any failure to make payments under this Lease and reserves the right to hold payments due under this Lease. Landlord shall not attempt to assign, or otherwise transfer this Lease separate from a transfer of ownership of the Property (the "**Severance Transaction**"), without the prior written consent of Tenant, which consent may not be unreasonably withheld. If Tenant consents to a Severance Transaction, Landlord shall be relieved of all liabilities and obligations and Tenant shall look solely to the new landlord for performance under this Lease.

19. **Relocation.**

a) Landlord must provide Tenant at least twelve (12) months written notice of any repairs, maintenance or other work (the “**Work**”) during the Term of the Lease which would require the temporary relocation of the Antenna Facilities. Landlord agrees that the Work will not limit or interfere with Tenant’s Permitted Uses of the Premises. Tenant shall be solely responsible for all expenses incurred by Tenant required to accommodate the Work once per each five (5) year term and Landlord shall impose no additional fees, considerations, or conditions upon Tenant. If additional maintenance is required by Landlord within a five (5) year term, the costs to relocate the equipment will be shared equally by Tenant and Landlord. If necessary, in Tenant’s sole determination, Tenant may elect to install a temporary communications facility (e.g. a “cell on wheels,” or “COW”) in another mutually agreeable location on the Property that provides Tenant coverage and service levels similar to those of the Antenna Facilities at the original location, while the Work is being performed. Tenant shall have the right to reinstall its Antenna Facilities immediately upon the completion of the Work. Tenant or its designee shall have the right to accompany Landlord, its agents or contractors whenever the Work is being performed on the Premises. Notwithstanding anything to the contrary, Landlord shall not have the right to permanently relocate the Antenna Facilities except as set forth herein.

b) If Landlord desires to redevelop, modify, remodel, or in any way alter its Property or any improvements thereon (“**Redevelopment**”), Landlord shall in good faith use its best efforts to fully accommodate Tenant’s continuing use of the Premises. If both parties to this Lease determine that the Redevelopment necessitates permanent relocation of the Antenna Facilities, Landlord shall have the right, subject to the following provisions of this section, to relocate the Antenna Facilities, or any part thereof, to an alternate location on the Property (the “**Relocation Premises**”), provided, however, that: (i) Landlord may only relocate Tenant once during the Lease; (ii) Landlord may only relocate Tenant after the Initial Term; (iii) Landlord must give Tenant at least twelve (12) months’ written notice prior to such relocation; (iv) all costs and expenses associated with or arising out of such relocation (including, without limitation, approval and permitting costs) shall be paid by Landlord; (v) such relocation shall be performed exclusively by Tenant or its agents; and (vi) such relocation shall not limit or interfere with Tenant’s Permitted Uses of the Premises. Landlord shall exercise its relocation right by delivering written notice to Tenant pursuant to the Lease and shall identify in the notice the proposed Relocation Premises on the Property. If, in Tenant’s reasonable judgment, no suitable Relocation Premises can be identified on the Property, then Landlord shall not be permitted to exercise its relocation right under this section.

20. **Marking and Lighting Requirements.** If any tower or other support structure for Tenant’s Antenna Facilities is owned by Landlord, Landlord acknowledges that Landlord shall be responsible for compliance with all marking and lighting requirements of the Federal Aviation Administration and the FCC. To the extent permitted by Colorado law, Landlord shall indemnify and hold Tenant harmless from any fines or other liabilities caused by Landlord's failure to comply with these requirements.

21. **Miscellaneous.**

a) This Lease constitutes the entire agreement and understanding of the parties, and supersedes all offers, negotiations and other agreements with respect to the subject matter and Property. Any amendments to this Lease must be in writing and executed by both parties.

b) Landlord agrees to cooperate with Tenant in executing any documents which Tenant deems necessary to insure and protect Tenant's rights in, or use of, the Premises. Landlord shall execute and deliver: (i) a Memorandum of Lease in substantially the form attached as **Exhibit C**; and (ii) if the Property is encumbered by a deed, mortgage or other security interest (each, a "**Mortgage**"), a subordination, non-disturbance and attornment agreement using Tenant's form.

c) This Lease shall be construed in accordance with the laws of the state or territory in which the Property is located, without regard to the principles of conflicts of law.

d) If any term of this Lease is found to be void or invalid, the remaining terms of this Lease shall continue in full force and effect. Any questions of particular interpretation shall be interpreted as to their fair meaning.

e) Each party hereby represents and warrants to the other that this Lease has been duly authorized, executed and delivered by it, and that no consent or approval is required by any lender or other person or entity in connection with the execution or performance of this Lease.

f) If either party is represented by any broker or any other leasing agent, such party is responsible for all commission fee or other payment to such agent.

g) This Lease and the interests granted herein shall run with the land, and shall be binding upon and inure to the benefit of the parties, their respective successors, personal representatives and assigns.

h) This Lease may be executed in any number of counterparts, each of which shall be deemed an original, but all of which together shall constitute a single instrument. Signed, scanned and emailed copy and electronic copies of this Lease shall legally bind the parties to the same extent as original documents.

[Remainder of page intentionally left blank; signature page follows.]

LANDLORD: CITY OF BRIGHTON

By: _____

Printed Name: Michael Martinez

Title: City Manager

Date: _____

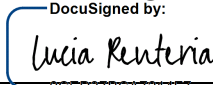
ATTEST:

Natalie Hoel, City Clerk

APPROVED AS TO FORM:

Yasmina Gibbons, Deputy City Attorney

TENANT: T-MOBILE WEST LLC, a Delaware limited liability company


By:  _____
0CED37BCA7214F7...

Printed Name: Lucia Renteria

Title: Sr Director, Eng. Development

Date: 5/22/2025

Initial


DS




T-Mobile Legal Approval

EXHIBIT A
Legal Description

Property address of 19150 E. 160th Ave., Brighton, CO 80601
Assessor's tax parcel number 0156910212001

The Property is legally described as follows:
TRACT A, BRIGHTON CROSSING FILING NO.4,
CITY OF BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO

EXHIBIT B

Subject to the terms and conditions of this Lease, the location of the Premises is generally described and depicted as shown below or in the immediately following attachment(s).

T-MOBILE SITE #
DN06027A

T-MOBILE PROJECT ID #
DN06027A-0002391160

T-MOBILE SITE NAME
DN73XC079



NATIONAL HARDENING PROJECT

SITE ADDRESS
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

FACILITY OWNER ID
DN73XC079



SCOPE OF WORK

THE SCOPE OF WORK CONSISTS OF:

1. INSTALLATION OF NEW 48KW GENERAC RD048 GENERATOR W/ 240 GALLON DIESEL TANK.
2. INSTALLATION OF NEW AUTOMATIC TRANSFER SWITCH.
3. INSTALLATION OF NEW 4'-0" X 9'-6" CONCRETE PAD.
4. INSTALLATION OF (1) NEW 10 LB ABC FIRE EXTINGUISHER INSIDE WEATHERPROOF CABINET
5. INSTALLATION OF NEW CONDUITS FOR POWER & COMMUNICATION FOR PROPOSED GENERATOR & AUTOMATIC TRANSFER SWITCH.
6. INSTALLATION OF (1) NEW 20 AMP 1-POLE BREAKER FOR GENERATOR BLOCK HEATER & LABEL "GEN GFCI".
7. REMOVAL OF UNUSED BREAKER IN AC PANEL
8. INSTALLATION OF EXHAUST PIPE EXTENSIONS
9. INSTALLATION OF VENT PIPE EXTENSIONS
10. INSTALLATIONS OF REMOTE EMERGENCY STOP BUTTON
11. INSTALLATION OF SPILL BOX W/ DRAIN BACK

DRIVING DIRECTIONS

DRIVING DIRECTIONS FROM DENVER INTERNATIONAL AIRPORT AT 8500 PEÑA BLVD, DENVER, CO 80249:

1. HEAD EAST ON PEÑA BLVD 0.2 MI
2. TAKE THE 75TH AVE EXIT 0.7 MI
3. USE THE LEFT LANE TO TURN LEFT ONTO N GUN CLUB RD 0.4 MI
4. TURN LEFT ONTO E 78TH AVE 0.1 MI
5. CONTINUE ONTO E 78TH AVE CONNECTOR 0.6 MI
6. MERGE ONTO PEÑA BLVD 0.4 MI
7. TAKE EXIT 6B TOWARD BOULDER/FT. COLLINS TOLL ROAD 0.9 MI
8. MERGE ONTO E-470 N TOLL ROAD 6.4 MI
9. TAKE EXIT 35 TO MERGE ONTO I-76 E TOWARD FT MORGAN 2.9 MI
10. TAKE EXIT 21 FOR EAGLE BLVD 0.3 MI
11. TURN LEFT ONTO EAGLE BOULEVARD 0.3 MI
12. TURN RIGHT ONTO PRAIRIE CENTER PKWY 1.1 MI
13. CONTINUE ONTO TOWER RD 0.5 MI
14. CONTINUE ONTO S 40TH AVE 0.5 MI
15. TURN RIGHT ONTO CO-7 0.2 MI
16. TURN RIGHT ONTO N 42ND AVE 308 FT

DESTINATION WILL BE ON THE RIGHT
TOTAL TRAVEL ESTIMATE: 15.6 MI, 21 MINS

SHEET INDEX

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AERIAL MAP



APPLICABLE CODES

ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN ACCORDANCE WITH THE CURRENT EDITIONS OF THE FOLLOWING CODES AS ADOPTED BY THE LOCAL GOVERNING AUTHORITIES. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THE LATEST EDITIONS OF THE FOLLOWING CODES:

1. INTERNATIONAL BUILDING CODE 2021
2. INTERNATIONAL MECHANICAL CODE 2021
3. INTERNATIONAL ENERGY CONSERVATION CODE 2021
4. INTERNATIONAL FIRE CODE 2021
5. INTERNATIONAL PLUMBING CODE 2021
6. INTERNATIONAL FUEL GAS CODE 2021
7. INTERNATIONAL PROPERTY MAINTENANCE CODE 2021
8. INTERNATIONAL EXISTING BUILDING CODE 2021
9. NATIONAL ELECTRICAL CODE 2023
10. ACCESSIBLE & USABLE BUILDINGS & FACILITIES ICC A117-17
11. AMERICAN CONCRETE INSTITUTE (ACI) 318, BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE
12. AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC), MANUAL OF STEEL CONSTRUCTION
13. TIA 607, COMMERCIAL BUILDING GROUNDING AND BONDING REQUIREMENTS FOR TELECOMMUNICATIONS

GENERAL NOTES

CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS AT THE PROJECT SITE AND SHALL IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

FOR SITES WHERE A CRANE IS NECESSARY, THE CONTRACTOR SHALL CONFIRM AN UNOBSTRUCTED ROUTE FOR THE CRANE FROM PUBLIC ROAD TO TOWER SITE PRIOR TO CONSTRUCTION. NO AERIAL OBSTRUCTIONS UNDER FIFTEEN FEET ABOVE GRADE, INCLUDING AERIAL UTILITY LINES, ARE ALLOWED ALONG SAID CRANE ROUTE.

GC SHALL CONTACT THE A&E FIRM PRIOR TO BIDWALK AND CONSTRUCTION START TO CONFIRM THAT DRAWINGS ARE THE MOST RECENT SET.

PROFESSIONAL LICENSURE

I CERTIFY THAT THESE DRAWINGS WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CONTROL AND TO THE BEST OF MY KNOWLEDGE AND BELIEF COMPLY WITH THE REQUIREMENTS OF THE GOVERNING LOCAL BUILDING CODE.

G. Y. Sadat

LICENSED PROFESSIONAL
LICENSE # PE.0044820
EXPIRES: 10/31/25

SIGNED: 01/14/25

UTILITY LOCATE SERVICE



Know what's below.
Call 811 before you dig.

PROJECT CONTACTS

APPLICANT: T- MOBILE
1400 OPUS PLACE
DOWNERS GROVE, IL 60515
MAIN: (773) 444-5400

ENGINEERING CONTACT: CONCORDIA WIRELESS
GM SADAT, PE
PHONE: (847) 708-7500
FAX: (847) 589-0643

FACILITY OWNER: CITY OF BRIGHTON
500 SOUTH 4TH AVE
BRIGHTON, CO. 80601

SITE ACQUISITION CONTACT: CONCORDIA WIRELESS
ANN KOOYMAN
PHONE: (224) 230-7191

LANDLORD EMERGENCY NOC #: (303) 655-2118



SITE INFORMATION

LATITUDE: N 39° 59' 04.20" / 39.984500 (NAD 83)
LONGITUDE: W 104° 46' 01.44" / -104.767068 (NAD 83)
GROUND ELEVATION: ±5177' AMSL
SITE TYPE: WATER TOWER
JURISDICTION: CITY OF BRIGHTON
COUNTY: ADAMS
PIN: 156910212001




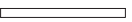



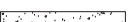





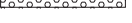























SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:

TITLE SHEET

SHEET NUMBER:

T-1

	NEW ANTENNA		GROUT OR PLASTER
	EXISTING ANTENNA		(E) BRICK
	GROUND ROD		(E) MASONRY
	GROUND BUS BAR		CONCRETE
	MECHANICAL GRND. CONN.		EARTH
	CAD WELD		GRAVEL
	GROUND ACCESS WELL		PLYWOOD
	ELECTRIC BOX		SAND
	TELEPHONE BOX		WOOD CONT.
	LIGHT POLE		WOOD BLOCKING
	FND. MONUMENT		CENTERLINE
	SPOT ELEVATION		PROPERTY/LEASE LINE
	SET POINT		MATCH LINE
	REVISION		WORK POINT
	GRID REFERENCE		GROUND CONDUCTOR
	DETAIL REFERENCE		BELOW GRADE TELEPHONE CONDUIT
	ELEVATION REFERENCE		BELOW GRADE ELECTRICAL CONDUIT
			COAXIAL CABLE
			OVERHEAD ELECTRIC/TELEPHONE CONDUCTORS
			CHAIN LINK FENCING

1 PROJECT SYMBOLS

SCALE: NTS

- REPRESENTATIVES OF THE OWNER MUST BE NOTIFIED AT LEAST TWO FULL DAYS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- DO NOT EXCAVATE OR DISTURB BEYOND THE PROPERTY LINES OR LEASE LINES, UNLESS OTHERWISE NOTED.
- DO NOT SCALE BUILDING DIMENSIONS FROM DRAWINGS.
- ANY DRAIN AND/OR FIELD TILE ENCOUNTERED DURING CONSTRUCTION SHALL BE RETURNED TO ITS ORIGINAL CONDITION PRIOR TO COMPLETION OF WORK. SIZE, LOCATION AND TYPE OF ANY UNDERGROUND UTILITIES OR IMPROVEMENTS SHALL BE ACCURATELY NOTED AND PLACED ON AS-CONSTRUCTED DRAWINGS AND ISSUED TO ARCHITECT/ENGINEER AT COMPLETION OF PROJECT.
- ALL EXISTING UTILITIES, FACILITIES, CONDITIONS, AND THEIR DIMENSIONS SHOWN ON PLANS HAVE BEEN PLOTTED FROM AVAILABLE RECORDS. THE ARCHITECT/ENGINEER AND OWNER ASSUME NO RESPONSIBILITY WHATSOEVER AS TO THE SUFFICIENCY OR ACCURACY OF THE INFORMATION SHOWN ON THE PLANS OR THE MANNER OF THEIR REMOVAL OR ADJUSTMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL EXISTING UTILITIES AND FACILITIES PRIOR TO START OF CONSTRUCTION. CONTRACTOR SHALL ALSO OBTAIN FROM EACH UTILITY COMPANY DETAILED INFORMATION RELATIVE TO WORKING SCHEDULES AND METHODS OF REMOVING OR ADJUSTING EXISTING UTILITIES.
- CONTRACTOR SHALL VERIFY ALL EXISTING UTILITIES BOTH HORIZONTALLY AND VERTICALLY PRIOR TO START OF CONSTRUCTION. ANY DISCREPANCIES OR DOUBTS AS TO THE INTERPRETATION OF PLANS SHOULD BE IMMEDIATELY REPORTED TO THE ARCHITECT/ENGINEER FOR RESOLUTION AND INSTRUCTION, AND NO FURTHER WORK SHALL BE PERFORMED UNTIL THE DISCREPANCY IS CHECKED AND CORRECTED BY THE ARCHITECT/ENGINEER. FAILURE TO SECURE SUCH INSTRUCTION MEANS CONTRACTOR WILL HAVE WORKED AT HIS/HER OWN RISK AND EXPENSE. CONTRACTOR SHALL CALL PUBLIC/PRIVATE UTILITY LOCATE FOR UTILITY LOCATIONS 48 HOURS PRIOR TO START OF CONSTRUCTION.
- ALL NEW AND EXISTING UTILITY STRUCTURES ON SITE AND IN AREAS TO BE DISTURBED BY CONSTRUCTION SHALL BE ADJUSTED TO FINISH ELEVATIONS PRIOR TO FINAL INSPECTION OF WORK.
- THE BUILDING DEPARTMENT ISSUING THE BUILDING PERMIT SHALL BE NOTIFIED AT LEAST TWO WORKING DAYS PRIOR TO THE COMMENCEMENT OF WORK OR AS STIPULATED BY THE CODE ENFORCEMENT OFFICIAL HAVING JURISDICTION.
- GRADING OF THE SITE WORK AREA IS TO BE SMOOTH AND CONTINUOUS IN SLOPE AND IS TO FEATHER INTO EXISTING GRADES AT THE GRADING LIMITS.
- ALL EXCAVATIONS FOR THE INSTALLATION OF FOUNDATIONS, UTILITIES, ETC., SHALL BE PROPERLY LAID BACK OR

BRACED IN ACCORDANCE WITH CORRECT OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REQUIREMENTS.

- STRUCTURAL FILLS SUPPORTING PAVEMENTS SHALL BE COMPACTED TO 100% OF MAXIMUM STANDARD PROCTOR DRY DENSITY.
- NEW GRADES NOT IN BUILDING AND DRIVEWAY IMPROVEMENT AREA TO BE ACHIEVED BY FILLING WITH APPROVED CLEAN FILL AND COMPACTED TO 95% OF STANDARD PROCTOR DENSITY.
- ALL FILL SHALL BE PLACED IN UNIFORM LIFTS. THE LIFTS THICKNESS SHOULD NOT EXCEED THAT WHICH CAN BE PROPERLY COMPACTED THROUGHOUT ITS ENTIRE DEPTH WITH THE EQUIPMENT AVAILABLE.
- ANY FILLS PLACED ON EXISTING SLOPES THAT ARE STEEPER THAN 10 HORIZONTAL TO 1 VERTICAL SHALL BE PROPERLY BENCHED INTO THE EXISTING SLOPE AS DIRECTED BY A GEOTECHNICAL ENGINEER.
- THE GRADES WITHIN THE FENCED-IN AREA ARE TO BE ACHIEVED BY COMPACTING CLEAN FILL TO A DENSITY OF 90% OF STANDARD PROCTOR COVERING THE AREA WITH 6 MIL. VISQUENE (1' OVERLAP AT SEAMS) FOR WEED SUPPRESSION, THEN ACHIEVING FINISH GRADE BY ADDING 6" OF 3/4" CRUSHED STONE-NO FINES.
- CONTRACTOR SHALL CLEAN ENTIRE SITE AFTER CONSTRUCTION SO THAT NO PAPERS, TRASH, WEEDS, BRUSH OR ANY OTHER DEPOSITS WILL REMAIN. ALL MATERIALS COLLECTED DURING CLEANING OPERATIONS SHALL BE DISPOSED OF OFF-SITE.
- ALL TREES AND SHRUBS WHICH ARE NOT IN DIRECT CONFLICT WITH THE IMPROVEMENTS SHALL BE PROTECTED.
- GC TO HIRE PUBLIC & PRIVATE LOCATE SERVICE IN ORDER TO LOCATE AND PROTECT ANY AND ALL SURFACE UTILITIES. DO NOT SCALE OFF THESE PLANS FOR ANY BELOW GRADE UTILITIES.
- THESE PLANS MAY NOT CONTAIN OR REVEAL ALL SUBSURFACE UTILITIES; GC IS RESPONSIBLE OF LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION.
- OWNER FURNISHED MATERIALS, T-MOBILE "THE COMPANY" WILL PROVIDE AND THE CONTRACTOR WILL INSTALL:
 - BTS EQUIPMENT FRAME (PLATFORM) AND ICEBRIDGE SHELTER (GROUND BUILD/CO-LOCATE ONLY)
 - ACTELCO INTERFACE BOX(IPPC)
 - ICE BRIDGE (CABLE TRAY WITH COVER) (GROUND BUILD/CO-LOCATE ONLY, GC TO FURNISH AND INSTALL FOR ROOFTOP INSTALLATION)
 - TOWERS, MONOPOLE

3 GENERAL NOTES

SCALE: NTS

ABV.
ADD'L
A.F.F.
A.F.G.
ALUM.
ALT.
ANT.
APPROX.
ARCH.
ATS
AWG.
BLDG.
BLK.
BLKG.
BM.
BTCW.
B.O.F.
BU
CAB.
CANT.
C.I.P.
CLG.
CLR.
COL.
CONC.
CONN.
CONST.
CONT.
DBL.
DEPT.
DIA.
DIAG.
DIM.
DWG.
DWL.
EA.
EL.
ELEC.
ELEV.
EMT.
ENG.
EQ.
EXP.
EXIST.(E)
EXT.
FAB.
F.F.
F.G.
FIN.
FLR.
FDN.
F.O.C.
F.O.M.
F.O.S.
F.O.W.
F.S.
FT.(')
FTG.
G.
GA.
GI.
G.F.I.
GPS
GND.
HGR.
HT.

ABOVE
ADDITIONAL
ABOVE FINISHED FLOOR
ABOVE FINISHED GRADE
ALUMINUM
ALTERNATE
ANTENNA
APPROXIMATE(LY)
ARCHITECT(URAL)
AUTOMATIC TRANSFER SWITCH
AMERICAN WIRE GAUGE
BUILDING
BLOCK
BLOCKING
BEAM
BARE TINNED COPPER WIRE
BOTTOM OF FOOTING
BACK-UP CABINET
CABINET
CANTILEVER(ED)
CAST IN PLACE
CEILING
CLEAR
COLUMN
CONCRETE
CONNECTION(OR)
CONSTRUCTION
CONTINUOUS
DOUBLE
DEPARTMENT
DIAMETER
DIAGONAL
DIMENSION
DRAWING(S)
DOWEL(S)
EACH
ELEVATION
ELECTRICAL
ELEVATOR
ELECTRICAL METALLIC TUBING
ENGINEER
EQUAL
EXPANSION
EXISTING
EXTERIOR
FABRICATION(OR)
FINISH FLOOR
FINISH GRADE
FINISH(ED)
FLOOR
FOUNDATION
FACE OF CONCRETE
FACE OF MASONRY
FACE OF STUD
FACE OF WALL
FINISH SURFACE
FOOT(FEET)
FOOTING
GROWTH (CABINET)
GAUGE
GALVANIZE(D)
GROUND FAULT CIRCUIT INTERRUPTER
GLOBAL POSITIONING SYSTEM
GROUND
HANGER
HEIGHT

ICGB.
IN.(')
INT.
LB.(#)
L.F.
L.
MAS.
MAX.
MDCMC

MECH.
MFR.
MIN.
MISC.
MTL.
(N)
NO.(#)
N.T.S.
O.C.
OPNG.
PCS
PLY.
PRC
P.S.F.
P.S.I.
P.T.
PWR.
QTY.
RAD.(R)
REF.
REINF.
REQ'D.
RGS.
SCH.
SHT.
SIM.
SPEC.
SQ.
S.S.
STD.
STL.
STRUC.
TEMP.
THK.
T.O.A.
T.O.C.
T.O.F.
T.O.P.
T.O.S.
T.O.W.
TYP.
U.G.
U.L.
U.N.O.
V.I.F.
W.
W/
WAP.
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WT.
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ISOLATED COPPER GROUND BUS
INCH(ES)
INTERIOR
POUND(S)
LINEAR FEET (FOOT)
LONG(ITUDINAL)
MASONRY
MAXIMUM
METRICOM DESIGNATED
CONSTRUCTION MANAGEMENT
& CONTRACTING
MECHANICAL
MANUFACTURER
MINIMUM
MISCELLANEOUS
METAL
NEW
NUMBER
NOT TO SCALE
ON CENTER
OPENING
PERSONAL COMMUNICATION SERVICES
PLYWOOD
PRIMARY RADIO CABINET
POUNDS PER SQUARE FOOT
POUNDS PER SQUARE INCH
PRESSURE TREATED
POWER (CABINET)
QUANTITY
RADIUS
REFERENCE
REINFORCEMENT(ING)
REQUIRED
RIGID GALVANIZED STEEL
SCHEDULE
SHEET
SIMILAR
SPECIFICATION(S)
SQUARE
STAINLESS STEEL
STANDARD
STEEL
STRUCTURAL
TEMPORARY
THICK(NESS)
TOP OF ANTENNA
TOP OF CURB
TOP OF FOUNDATION
TOP OF PLATE (PARAPET)
TOP OF STEEL
TOP OF WALL
TYPICAL
UNDER GROUND
UNDERWRITERS LABORATORY
UNLESS NOTED OTHERWISE
VERIFY IN FIELD
WIDE(WIDTH)
WITH
WIRED ACCESSED POINT
WIRELESS COMMUNICATION SERVICE
WEIGHT
CENTERLINE
PLATE

T-Mobile

1400 OPUS PLACE
DOWNERS GROVE, IL 60515
MAIN: (773) 444-5400

Concordia
361 RANDY RD, UNIT 101
CAROL STREAM, IL 60188
MAIN: (847) 708-7500

CHECKED BY: RH

CHECKED BY: GMS



EXPIRATION: 10/31/2025

SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:

SITE NOTES

SHEET NUMBER:

SP-1

GENERAL NOTES:

1.

T-MOBILE OR HIS ARCHITECT/ENGINEER RESERVES THE RIGHT TO REJECT ANY EQUIPMENT OR MATERIALS WHICH, IN HIS OPINION ARE NOT IN COMPLIANCE WITH THE CONTRACT DOCUMENTS, EITHER BEFORE OR AFTER INSTALLATION AND THE EQUIPMENT SHALL BE REPLACED WITH EQUIPMENT CONFORMING TO THE REQUIREMENTS OF THE CONTRACT DOCUMENTS BY THE CONTRACTOR AT NO COST TO THE OWNER OR HIS ARCHITECT/ENGINEER.
2.

THE CONTRACTOR SHALL SUPPORT, BRACE AND SECURE EXISTING STRUCTURE AS REQUIRED. CONTRACTOR IS SOLELY RESPONSIBLE FOR THE PROTECTION OF ANY EXISTING STRUCTURES DURING CONSTRUCTION. FIELD VERIFY ALL EXISTING DIMENSIONS WHICH AFFECT THE NEW CONSTRUCTION.
3.

THE CONTRACTOR SHALL NOT ALLOW OR CAUSE ANY OF THE WORK TO BE COVERED UP OR ENCLOSED UNTIL IT HAS BEEN INSPECTED BY THE GOVERNING AUTHORITIES. ANY WORK THAT IS ENCLOSED OR COVERED UP BEFORE SUCH INSPECTION AND TEST SHALL BE UNCOVERED AT THE CONTRACTOR'S EXPENSE; AFTER IT HAS BEEN INSPECTED, THE CONTRACTOR SHALL RESTORE THE WORK TO ITS ORIGINAL CONDITION AT HIS OWN EXPENSE.
4.

ALL EXISTING UTILITIES, FACILITIES, CONDITIONS, AND THEIR DIMENSIONS SHOWN ON PLANS HAVE BEEN PLOTTED FROM AVAILABLE RECORDS. THE ARCHITECT/ENGINEER AND OWNER (T-MOBILE) ASSUME NO RESPONSIBILITY WHATEVER AS TO THE SFOfICIENCY OR ACCURACY OF THE INFORMATION SHOWN ON THE PLANS OR THE MANNER OF THEIR REMOVAL OR ADJUSTMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING EXACT LOCATION OF ALL SAID UTILITIES AND FACILITIES PRIOR TO START OF CONSTRUCTION. CONTRACTOR SHALL ALSO OBTAIN FROM EACH UTILITY COMPANY DETAILED INFORMATION RELATIVE TO WORKING SCHEDULES AND METHODS OF REMOVING OR ADJUSTING AFFECTED UTILITIES.
5.

CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITIES BOTH HORIZONTALLY AND VERTICALLY PRIOR TO START OF CONSTRUCTION. ANY DISCREPANCIES OR DOUBTS AS TO THE INTERPRETATION OF PLANS SHOULD BE IMMEDIATELY REPORTED TO THE PROJECT MANAGER FOR RESOLUTION AND INSTRUCTION, AND NO FURTHER WORK SHALL BE PERFORMED UNTIL DISCREPANCY IS CHECKED AND CORRECTED BY THE ARCHITECT/ENGINEER. FAILURE TO SECURE SUCH INSTRUCTION MEANS CONTRACTOR WILL HAVE WORKED AT HIS OWN RISK AND EXPENSE.
6.

CONTRACTORS SHALL CLEAN ENTIRE SITE EACH DAY AFTER CONSTRUCTION SUCH THAT NO PAPERS, TRASH, DEBRIS, WEEDS, BRUSH, OR ANY OTHER DEPOSITS REMAIN. ALL MATERIALS COLLECTED DURING CLEANING OPERATIONS SHALL BE PROPERLY DISPOSED OF OFF-SITE BY THE CONTRACTOR.
7.

ALL SITE WORK SHALL BE CAREFULLY COORDINATED BY THE CONTRACTOR WITH LOCAL GAS, ELECTRIC, TELEPHONE, AND ANY OTHER UTILITY COMPANIES HAVING JURISDICTION OVER THIS LOCATION.
8.

DURING CONSTRUCTION, THE CONTRACTOR SHALL AT ALL TIMES MAINTAIN THE UTILITIES OF THE BUILDING/SITE WITHOUT INTERRUPTION. SHOULD IT BE NECESSARY TO INTERRUPT ANY SERVICE OR UTILITY, THE CONTRACTOR SHALL SECURE PERMISSION IN WRITING FROM THE BUILDING/PROPERTY OWNER FOR SUCH INTERRUPTION, AT LEAST 72 HOURS IN ADVANCE. ANY INTERRUPTION SHALL BE MADE WITH A MINIMUM AMOUNT OF INCONVENIENCE TO THE BUILDING/PROPERTY OWNER AND ANY SUCH SHUTDOWN TIME SHALL BE COORDINATED WITH THE BUILDING/PROPERTY OWNER.
9.

CONTRACTOR SHALL MINIMIZE DISTURBANCE TO EXISTING SITE DURING CONSTRUCTION. EROSION CONTROL MEASURES, IF REQUIRED DURING CONSTRUCTION.
10.

CONTRACTOR SHALL SUBMIT AT THE END OF THE PROJECT A COMPLETE SET OF AS BUILT DRAWINGS TO T-MOBILE'S PROJECT ENGINEER.
11.

GC WILL NOT START THE CONSTRUCTION UNTIL AFTER THEY RECEIVE THE PRE CON PACKAGE AND HAVE A PRE CON WALK WITH THE PROJECT MANAGER.

DIVISION 2 - SITE WORK:

1.

THE CONTRACTOR SHALL CALL UTILITIES PRIOR TO THE START OF CONSTRUCTION. ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC, AND OTHER UTILITIES WHERE ENCOUNTERED IN THE WORK SHALL BE PROTECTED AT ALL TIMES, AND WHERE REQUIRED FOR THE PROPER EXECUTION OF THE WORK, SHALL BE RELOCATED AS DIRECTED BY THE PROJECT MANAGER. EXTREME CAUTION SHOULD BE USED BY THE CONTRACTOR WHEN EXCAVATING OR PIER DRILLING AROUND OR NEAR UTILITIES. CONTRACTOR SHALL PROVIDE SAFETY TRAINING FOR THE WORKING CREW. THIS WILL INCLUDE BUT NOT LIMITED TO:

A.

FALL PROTECTION

B.

CONFINED SPACE

C.

ELECTRICAL SAFETY

D.

TRENCHING AND EXCAVATION
2.

REMOVE FROM SITE/OWNER'S PROPERTY ALL WASTE MATERIALS, UNUSED EXCAVATED MATERIAL INCLUDING MATERIAL CLASSIFIED UNSATISFACTORY, CONTAMINATED OR DANGEROUS TRASH AND DEBRIS, AND DISPOSE OF IN A LEGAL MANNER.
3.

ALL EXISTING INACTIVE SEWER, WATER, GAS, ELECTRIC AND OTHER UTILITIES, WHICH INTERFERE WITH THE EXECUTION OF THE WORK, SHALL BE REMOVED AND/OR CAPPED, PLUGGED OR OTHERWISE DISCONTINUED AT POINTS WHICH WILL NOT INTERFERE WITH THE EXECUTION OF THE WORK, SUBJECT TO THE APPROVAL OF ENGINEERING.

4.

THE AREAS OF THE OWNERS PROPERTY DISTURBED BY THE WORK AND NOT COVERED BY THE BUILDING OR DRIVEWAY, SHALL BE GRADED TO A UNIFORM SLOPE, FERTILIZED, SEEDED, AND COVERED WITH MULCH
5.

CONTRACTOR SHALL MINIMIZE DISTURBANCE TO EXISTING SITE DURING CONSTRUCTION. EROSION CONTROL MEASURES, AS REQUIRED DURING CONSTRUCTION.

CONTRACTOR IS RESPONSIBLE FOR LAYOUT AND CONSTRUCTION STAKING. CONTRACTOR SHALL ESTABLISH GRADE AND LINE STAKES PRIOR TO CONSTRUCTION.

CONCORDIA DOES NOT GUARANTEE OR WARRANT THAT THE AFOREMENTIONED EASEMENTS ARE SFOfICIENT FOR CONSTRUCTION TRAFFIC. GC SHALL CONSULT WITH A T-MOBILE REPRESENTATIVE AND LANDLORD WITH EXACT LOGISTICS TO FACILITATE CONTRACTIBILITY OF THE SITE AND DELIVERY OF CRITICAL MATERIALS SUCH AS THE TOWER, STEEL, CONCRETE AND CRANES TO THE PROPOSED LEASE AREA. GC SHALL RESTORE SITE TO ORIGINAL CONDITIONS AND REPLACE ANY AND ALL DISTURBED TREES OR LANDSCAPING.

CONCORDIA IS NOT RESPONSIBLE FOR THE MAINTENANCE AND/OR OPERATIONAL FEASIBILITY.

SCOPE OF WORK FOR THESE PLANS DOES NOT INVOLVE VALUE ENGINEERING AS WELL AS MAINTAINABILITY OPERATIONS OF THE SITE, ACCESS OR UTILITIES.

DIVISION 3 - CONCRETE:

1.

MINIMUM ALLOWABLE CONCRETE COMPRESSIVE STRENGTH SHALL BE 4000 PSI AT 28 DAYS WHEN TESTED IN ACCORDANCE WITH THE AMERICAN SOCIETY FOR TESTING AND MATERIALS METHODS STANDARDS ASTM C172, ASTM C31 AND ASTM C39 UNLESS OTHERWISE NOTED.
2.

CONCRETE FOR ALL FOUNDATIONS: 540 LBS PER CUBIC YARD OF CONCRETE MINIMUM CEMENT CONTENT FOR 1-INCH MAXIMUM SIZE AGGREGATE, SLUMP RANGE 3 INCHES TO 5 INCHES, TOTAL AIR CONTENT 4 PERCENT TO 7 PERCENT BY VOLUME. AIR ENTRAINING ADMIXTURE REQUIRED TO CONTROL TOTAL AIR CONTENT, WATER REDUCING ADMIXTURE PERMITTED TO OBTAIN SLUMP OVER 3-INCHES.
3.

ALL CONCRETE CONSTRUCTION SHALL MEET THE REQUIREMENTS OF THE LATEST EDITION OF THE AMERICAN CONCRETE INSTITUTE (ACI 318) BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE AND (ACI 301) STANDARD SPECIFICATION FOR STRUCTURAL CONCRETE.
4.

REBARS SHALL BE ASTM A-615 DEFORMED TYPE WITH MINIMUM YIELD STRENGTH OF 60,000 PSI (40,000 PSI GRADE MAY BE USED FOR TIES & STIRRUPS).

WELDED WIRE FABRIC SHALL CONFORM TO ASTM A-185.
5.

DETAILING SHALL BE IN ACCORDANCE WITH MANUAL OF STANDARD PRACTICE OF DETAILING REINFORCED CONCRETE STRUCTURES (ACI STD-315 LATEST EDITION).
6.

CHAMFER ALL EXPOSED EDGES OF CONCRETE 3/4". UNLESS OTHERWISE NOTED.
7.

REINFORCING STEEL SHALL BE ACCURATELY PLACED AND ADEQUATELY SECURED IN POSITION. LOCATION OF REINFORCEMENT SHALL BE INDICATED ON THE DRAWINGS. THE FOLLOWING MINIMUM COVER (INCHES) FOR REINFORCEMENT SHALL BE PROVIDED, EXCEPT AS NOTED ON DRAWINGS.

MINIMUM COVER (INCHES)

CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH ... 3"

EXPOSED TO EARTH OR WEATHER:

#6 THROUGH #18 ... 2"

#5 BAR AND SMALLER ... 1-1/2"
8.

TESTS
CONCRETE MATERIALS AND OPERATIONS SHALL BE TESTED AND INSPECTED BY THE ENGINEER AS THE WORK PROGRESSES. FAILURE TO DETECT ANY DEFECTIVE WORK OR MATERIAL SHALL NOT IN ANY WAY PREVENT LATER REJECTION WHEN SUCH DEFECT IS DISCOVERED NOR SHALL IT OBLIGATE THE ENGINEER FOR FINAL ACCEPTANCE.

A.

FIVE CONCRETE TEST CYLINDERS SHALL BE TAKEN OF THE TOWER PIER FOUNDATION. TWO SHALL BE TESTED @ THREE DAYS, TWO @ TWENTY- EIGHT DAYS. THE FIFTH CYLINDER SHALL BE KEPT SEPARATELY, IF REQUIRED TO BE USED IN THE FUTURE.

B.

ONE ADDITIONAL TEST CYLINDER SHALL BE TAKEN DURING COLD WEATHER AND CURED ON SITE UNDER SAME CONDITIONS AS CONCRETE IT REPRESENTS.

C.

ONE SLUMP TEST SHALL BE TAKEN FOR EACH SET OF TEST CYLINDERS TAKEN.
9.

PLACING CONCRETE
A. THE ENGINEER SHALL BE NOTIFIED NOT LESS THAT 24 HOURS IN ADVANCE OF CONCRETE PLACEMENT, UNLESS INSPECTION IS WAIVED IN EACH CASE, PLACING OF CONCRETE SHALL BE PERFORMED ONLY IN THE PRESENCE OF THE ENGINEER. CONCRETE SHALL NOT BE PLACED UNTIL ALL FORMWORK, EMBEDDED PARTS, STEEL REINFORCEMENT, FOUNDATION SURFACES AND JOINTS INVOLVED IN THE PLACING HAVE BEEN APPROVED, AND UNTIL FACILITIES ACCEPTABLE TO THE T-MOBILE REPRESENTATIVE HAVE BEEN PROVIDED AND MADE READY FOR ACCOMPLISHMENT OF THE WORK AS SPECIFIED. CONCRETE MAY NOT BE ORDERED FOR PLACEMENT UNTIL ALL ITEMS HAVE BEEN APPROVED AND T-MOBILE HAS PERFORMED A FINAL INSPECTION AND GIVEN APPROVAL TO START PLACEMENT IN WRITING.
B. PLACEMENT OF CONCRETE SHALL BE IN ACCORDANCE WITH ACI 301.

10.

PROTECTION
A. IMMEDIATELY AFTER PLACEMENT, THE CONTRACTOR SHALL PROTECT THE CONCRETE FROM PREMATURE DRYING, EXCESSIVELY HOT OR COLD TEMPERATURES, AND MECHANICAL INJURY. FINISHED WORK SHALL BE PROTECTED.
B. CONCRETE SHALL BE MAINTAINED WITH MINIMAL MOISTURE LOSS AT RELATIVELY CONSTANT TEMPERATURE FOR A PERIOD NECESSARY FOR HYDRATION OF CEMENT AND HARDENING OF CONCRETE.
C. ALL CONCRETE SHALL BE WATER CURED BY CONTINUOUS (NOT PERIODIC) FINE MIST SPRAYING OR SPRINKLING ALL EXPOSED SURFACES. WATER SHALL BE CLEAN AND FREE FROM ACID, ALKALI, SALTS, OIL SEDIMENT, AND ORGANIC MATTER. SUCCESSFUL CURING SHALL BE OBTAINED BY USE OF AN AMPLE WATER SUPPLY UNDER PRESSURE IN PIPES, WITH ALL NECESSARY APPLIANCES OF SPRINKLERS, AND SPRAYING DEVICES.

ELECTRICAL NOTES:

1.

ELECTRICAL DESIGN SHALL BE PERFORMED BY ELECTRICAL CONTRACTOR. STRUCTRUAL DESIGN SHALL BE PERFORMED BY GENERAL CONTRACTOR. ELECTRICAL CONTRACTOR SHALL ENSURE THAT ALL WORK COMPLIES WITH ALL APPLICABLE LOCAL AND STATE CODES AND NATIONAL ELECTRICAL CODE.
2.

ALL SUGGESTED ELECTRICAL ELEMENTS (SUCH AS BREAKER SIZES, WIRE SIZES, CONDUITS SIZES ARE FOR ZONING PURPOSES ONLY. IT IS THE RESPONSIBILITY TO OF THE ELECTRICAL CONTRACTOR TO CONFIRM COMPLIANCE WITH LOCAL ELECTRICAL CODES AND PASS ALL APPLICABLE AND NECESSARY INSPECTIONS. IN SOME EVENTS, IT MAY BE NECESSARY TO PERFORM AN ELECTRICAL LOAD STUDY TO VERIFY THE CAPACITY OF THE EXISTING SERVICE. THIS IS NOT THE RESPONSIBILITY OF CONCORDIA. IT IS THE RESPONSIBILITY OF THE ELECTRICAL CONTRACTOR.
3.

CONTRACTOR SHALL FIELD LOCATE ALL BELOW GRADE GROUND LINES AND UTILITY LINES PRIOR TO CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR RELOCATION OF ALL UTILITIES AND GROUND LINES THAT MAY BECOME DISTURBED OR CONFLICTING IN THE COURSE OF CONSTRUCTION.

DIVISION 5:

STRUCTURAL STEEL

1.

ALL DETAILING, FABRICATION AND ERECTION OF STRUCTURAL STEEL SHALL CONFORM TO AISC SPECIFICATIONS AND CODES.
2.

PROVIDE STRUCTURAL STEEL AS FOLLOWS:

WIDE FLANGE SHAPES

STEEL PIPE

STEEL TUBE (HSS)

ANCHOR RODS (THREADED RODS)

ALL OTHER STEEL

ASSUMED EXISTING STEEL GRADE

ASTM A992 GR50

ASTM A53 GR B

ASTM A1085 OR A500 GR. C

ASTM F1554 GR. 50 (U.N.O.)

ASTM A36

ASTM A36 (U.N.O.)
3.

ALL STRUCTURAL STEEL TO BE STRAIGHT AND FREE OT TWIST. COLUMN BEARING ENDS TO BE TRUE AND SQUARE. ALL COLUMNS TO BE PLUMB AND LEVEL BEARING.
4.

ALL BOLTS, NUTS AND WASHERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM A325 HOT-DIP GALVANIZED.
5.

ALL CONNECTIONS, UNLESS INDICATED OTHERWISE, SHALL BE SIMPLE SHEAR CONNECTIONS UTILIZING A MIN. OF TWO 3/4" DIAMETER A325 HIGH STRENGTH BOLTS IN BEARING TYPE CONNECTIONS. ALL JOINTS SHALL BE SNUG-TIGHTENED.
6.

UNLESS NOTED ON THE CONTRACT DRAWINGS, ALL CONNECTIONS SHALL BE DESIGNED AND DETAILED BY THE FABRICATOR, USING RATIONAL ENGINEERING DESIGN AND STANDARD PRACTICE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS FOR 100% OF THE UNIFORM LOAD SHOWN IN THE MAXIMUM TOTAL UNIFORM LOAD TABLES 3-6 THRU 3-9 OF THE AISC STEEL CONSTRUCTION MANUAL FOR THE SPAN SHOWN ON THE DRAWING.
7.

ALL WELDING ELECTRODES SHALL BE E70XX.
8.

ALL WELDING WORK SHALL CONFORM TO THE AWS D1.1 STRUCTURAL WELDING CODE, LATEST EDITION, AND SHALL BE PERFORMED BY AWS CERTIFIED WELDERS.
9.

THE CONTRACTOR SHALL SUBMIT DETAILED, ENGINEERED, COORDINATED, AND CHECKED SHOP DRAWINGS FOR ALL STRUCTURAL STEEL TO THE ENGINEER TO REVIEW FOR COMPLIANCE WITH THE DESIGN INTENT PRIOR TO THE START OF FABRICATION AND/OR ERECTION.
10.

MINIMUM FILLET WELD SIZE SHALL COMPLY WITH THE AISC REQUIREMENTS, BUT SHALL NOT BE LESS THAN 3/16 INCH, UNLESS NOTED OTHERWISE.
11.

ALL PARTIAL PENETRATION WELD SIZES INDICATED DESIGNATE EFFECTIVE THROAT SIZE UNLESS NOTED OTHERWISE.
12.

ALL BEAMS SHALL BE FABRICATED WITH THE NATURAL CAMBER UP.
13.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONTROL OF ALL ERECTION PROCEDURES AND SEQUENCES, ESPECIALLY WITH RELATION TO TEMPERATURE DIFFERENTIAL, ERECTION TOLERANCES, AND WITH RESPECT TO STRUCTURAL STEEL FRAMING INTO BEAMS, COLUMNS, OR WALLS.
14.

AFTER FABRICATION, ALL STEEL SHALL BE CLEANED OF ALL RUST, LOOSE MILL SCALE AND OTHER FOREIGN MATERIALS AND SHALL BE HOT-DIP GALVANIZED PER ASTM A123.
15.

THERE SHALL BE NO FIELD CUTTING OF STRUCTURAL STEEL MEMBERS, FOR THE WORK OF OTHER TRADES, WITHOUT THE PRIOR APPROVAL OF THE ARCHITECT/ENGINEER.
16.

ALL ADDITIONAL STEEL REQUIRED BY THE CONTRACTOR FOR ERECTION PURPOSES AND SITE ACCESS OF STOCKPILED MATERIALS SHALL BE PROVIDED AT NO COST TO THE OWNER. ALL SUCH ADDITIONAL STEEL SHALL BE REMOVED BY THE CONTRACTOR UNLESS APPROVED BY THE OWNER IN WRITING.
17.

ALL PLAN DIMENSIONS ARE TO STRUCTURAL STEEL MEMBER CENTERLINES, EXCEPT FOR CHANNELS AND ANGLES. CHANNEL AND ANGLE DIMENSIONS ARE TO THE BACK FACE OF THE WEB.

NON-STRUCTURAL COMPONENT

ANCHORAGE NOTES:

MECHANICAL, PLUMBING, COMMUNICATION, AND ELECTRICAL COMPONENTS SHALL BE ANCHORED AND INSTALLED PER THE DETAILS ON THE CONSTRUCTION DOCUMENTS. WHERE NO DETAIL IS INDICATED, THE FOLLOWING COMPONENTS SHALL BE ANCHORED AND BRACED TO RESIST THE FORCE AND DISPLACEMENT REQUIREMENTS PRESCRIBED IN THE ASCE 7-16 CHAPTER 13, 26, 29 AND 30 FOR THE LOADS LISTED ABOVE EXCEPT, MECHANICAL AND ELECTRICAL EQUIPMENT IN SEISMIC DESIGN CATEGORY "B" ARE EXEMPT FROM REQUIREMENTS OF CHAPTER 13.

1.

PERMANENT EQUIPMENT AND COMPONENTS.
2.

TEMPORARY OR MOVABLE EQUIPMENT THAT IS PERMANENTLY ATTACHED (E.G. HARDWIRED) TO THE BUILDING UTILITY SERVICES SUCH AS ELECTRICITY, GAS, OR WATER.
3.

MOVABLE EQUIPMENT WHICH IS STATIONED IN ONE PLACE FOR MORE THAN 8 HOURS AND HEAVIER THAN 400 POUNDS ARE REQUIRED TO BE ANCHORED WITH TEMPORARY ATTACHMENTS.

THE FOLLOWING MECHANICAL AND ELECTRICAL COMPONENTS SHALL BE POSITIVELY ATTACHED TO THE STRUCTURE, BUT THE ATTACHMENT NEED NOT BE DETAILED ON THE INSTALLATION SHOP DRAWINGS.

1.

COMPONENTS WEIGHING LESS THAN 400 POUNDS AND HAVE A CENTER OF MASS LOCATED 4 FEET OR LESS ABOVE THE ADJACENT FLOOR OR ROOF LEVEL THAT DIRECTLY SUPPORT THE COMPONENT.
2.

COMPONENTS WEIGHING LESS THAN 20 POUNDS, AND IN THE CASE OF DISTRIBUTED SYSTEMS, LESS THAN 5 POUNDS PER FOOT, WHICH ARE SUSPENDED FROM A ROOF OR FLOOR OR HUNG FROM A WALL.

FOR THOSE ELEMENTS THAT DO NOT REQUIRE DETAILS ON THE APPROVED SHOP DRAWINGS, THE INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD. THE OWNER'S FIELD INSPECTOR SHALL VERIFY THAT ALL COMPONENTS AND EQUIPMENT HAVE BEEN ANCHORED IN ACCORDANCE WITH ABOVE REQUIREMENTS.



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EXPIRATION: 10/31/2025














































SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
**GENERAL NOTES
& SPECIFICATIONS**

SHEET NUMBER:

SP-2

SITE ACCESS NOTE:
GC TO FOLLOW LANDLORD
ESTABLISHED NOTIFICATION PROCESS
AND SITE ACCESS PROCEDURE.

- | | | | |
|---|---------------------------|---|---|
|  | UTILITY POLE |  | CHAIN-LINK FENCE |
|  | SIGN |  | IRON FENCE |
|  | TELCO PEDESTAL |  | WOOD FENCE |
|  | FIRE HYDRANT |  | OVERHEAD WIRES |
|  | LIGHT STANDARD |  | LOT LINE |
|  | INLET |  | PROPERTY LINE |
|  | CATCH BASIN |  | LEASE AREA LINE |
|  | MANHOLE |  | UTILITY EASEMENT LINE |
|  | TRAFFIC SIGNAL |  | CENTER LINE |
|  | ROW MARKER |  | UNDERGROUND ELECTRIC LINE |
|  | IRON PIPE SET |  | UNDERGROUND GAS LINE |
|  | IRON PIPE FOUND |  | UNDERGROUND FIBER LINE |
|  | BUFFALO BOX |  | UNDERGROUND TELCO LINE |
|  | VALVE BOX |  | UNDERGROUND STORM SEWER/SANITARY LINE |
|  | HORIZONTAL CONTROL POINT |  | UNDERGROUND WATER LINE |
|  | HANDICAPPED PARKING SPACE |  | UNDERGROUND COMMUNICATION/MONITORING LINE |
|  | DECIDUOUS TREE W/SIZE | | |
|  | CONIFEROUS TREE W/SIZE | | |
|  | BRUSH | | |
|  | TREE LINE | | |
|  | CONTOUR W/ELEVATION | | |
|  | EXISTING GUARDRAIL | | |
|  | CONCRETE | | |
|  | ASPHALT | | |
|  | GRAVEL | | |
|  | CULTIVATED FIELD | | |
|  | GRASS AREA | | |
|  | ICE BRIDGE | | |
|  | STEEL PLATFORM | | |



FLOOD PLAIN MAP INFO: THE PROJECT SITE "DOES NOT" APPEAR TO BE LOCATED WITHIN A FLOOD PLAIN. SITE LOCATED IN "ZONE X" - AREA OF MINIMAL FLOOD HAZARD.

2) FLOOD PLAIN MAP
N.T.S.



1 SITE PLAN

SCALE: 3/32"=1'-0" (3/32"=2'-0" IF 11 X 17 SHEET SIZE)



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SITE #: DN06027A
DN73XC079
04 CRESTONE PEAK ST
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SHEET TITLE:

SITE PLAN

SHEET NUMBER:

A-1

LEGEND

EXISTING EQUIPMENT TO REMAIN

NEW EQUIPMENT

EXISTING EQUIPMENT TO BE REMOVED

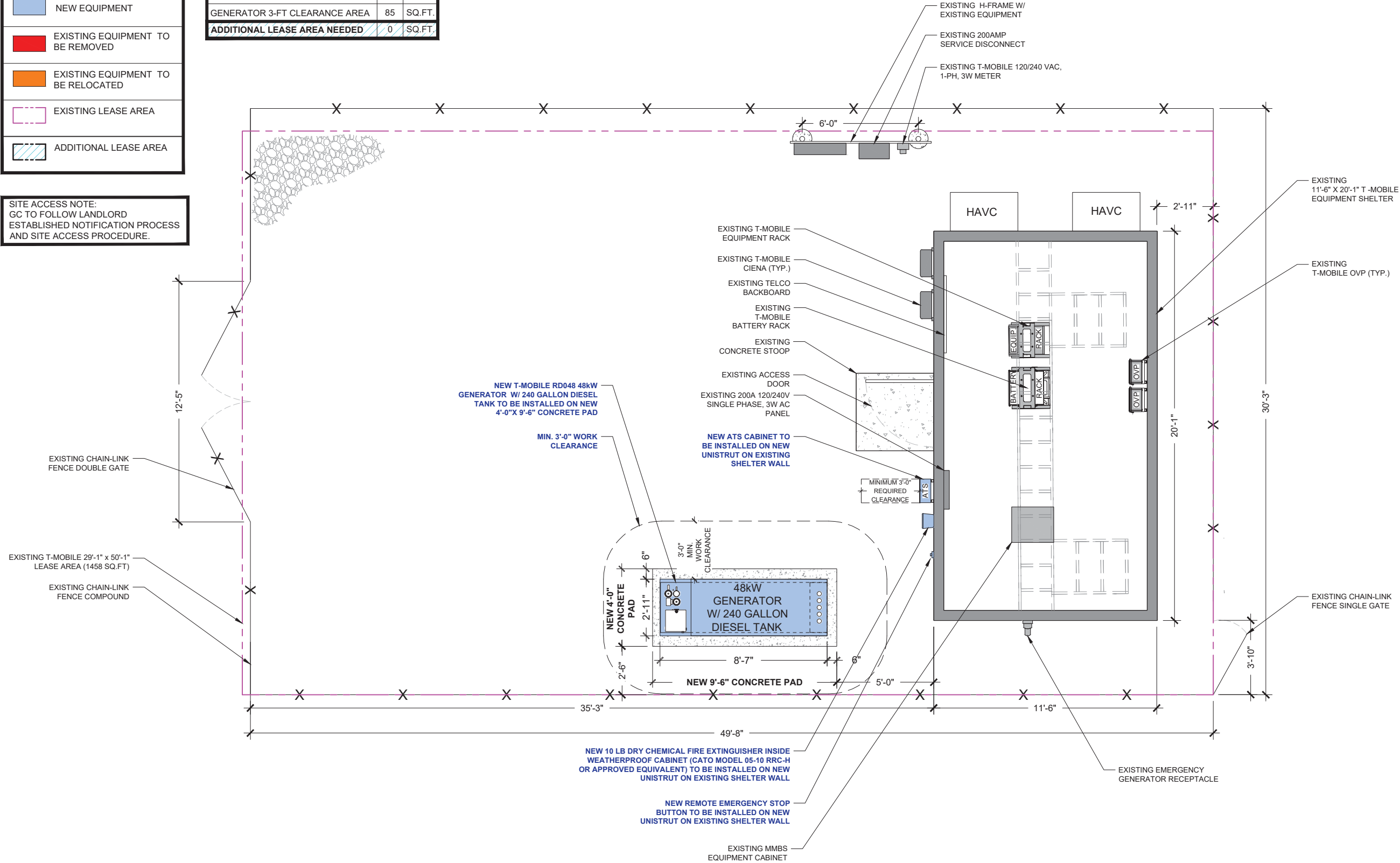
EXISTING EQUIPMENT TO BE RELOCATED

EXISTING LEASE AREA

ADDITIONAL LEASE AREA

SITE ACCESS NOTE:
GC TO FOLLOW LANDLORD
ESTABLISHED NOTIFICATION PROCESS
AND SITE ACCESS PROCEDURE.

EXISTING T-MOBILE LEASE AREA	1458	SQ.FT.
EXISTING EQUIPMENT SHELTER	231	SQ.FT.
PROPOSED GENERATOR CONC. PAD	38	SQ.FT.
GENERATOR 3-FT CLEARANCE AREA	85	SQ.FT.
ADDITIONAL LEASE AREA NEEDED	0	SQ.FT.



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SHEET TITLE:
EQUIPMENT LAYOUT

SHEET NUMBER:
A-1A

1 ENLARGED EQUIPMENT LAYOUT
SCALE: 3/8"=1'-0" (3/8"=2'-0" IF 11 X 17 SHEET SIZE)





SIGNAGE REQUIREMENTS:

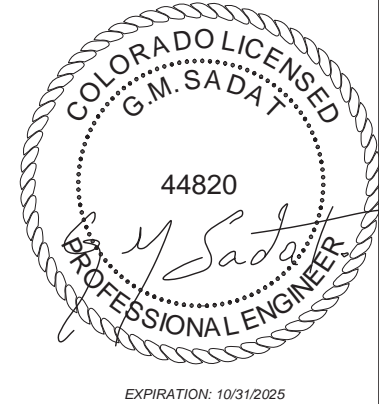
- 1.STORAGE CONTAINER MUST HAVE A DATAPLATE. (PROVIDED BY TANK MANUFACTURER DURING TANK FABRICATION)
NFPA 58:5.2.8.3
2. STORAGE CONTAINER MUST BE MARKED DESCRIBING THE CONTENETS (PROPANE OR LIQUEFIED PETROLEUM GAS) AND A STATEMENT OF THE HAZARD (FLAMMABLE).
NFPA 1:60.1.13 & IFC :2703.5
3. STORAGE CONTAINER MUST BE MARKED WITH HAZMAT ID. (CERTAIN ENTRANCES TO STORAGE OR DISPENSING AREAS MAY ALSO REQUIRE HAZMAT ID MARKING)
NFPA 1:60.1.13, NFPA 704:1.3 & IFC :2703.5
4. NO SMOKING SIGNS MUST BE POSTED IN AREAS OR SITES WHERE FLAMMABLE GASES ARE USED OR STORED. NO SMOKING OR OPEN FLAMES WITHIN 25-FT OF POINT OF TRANSFER.
NFPA 1:60.1.13, IFC: 3807.2, IFC :2703.7 & NFPA 58 :7.2.3.2 (B)
5. THE MAXIMUM PERMITTED PERCENTAGE (%) OF TANK CAPACITY MUST BE MARKED EITHER ON THE DATAPLATE OR ADJACENT TO THE FIXED MAXIMUM LIQUID LEVEL GAUGE.
NFPA 58:5.7.5.4



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SHEET TITLE:
SIGNAGE

SHEET NUMBER:
A-3

1 SIGNAGE REQUIREMENTS
N.T.S.

2 DIESEL SIGN
N.T.S.

3 FLAMMABLE SIGN
N.T.S.



4 DIESEL
N.T.S.

5 HAZARD LEVEL INDICATOR SIGN
N.T.S.

6 NO SMOKING SIGN
N.T.S.

NOTE:
1. BOLTS CAN BE INSTALLED 3 DAYS AFTER POURING CONCRETE PROVIDED THE KWIK BOLTS ARE ONLY TIGHTENED TO A SNUG TIGHT CONDITION.
2. APPLY "HILTI" HIT-RE 500-SD EPOXY TO ALL GAPS TO PREVENT WATER/MOISTURE BUILD-UP.
3. PROVIDE 5 ANCHOR BOLTS PER EACH SIDE OF THE TANK BASE PER MANUFACTURER'S RECOMMENDATIONS.

GENERATOR CONNECTION DESIGN CRITERIA:			
1. GENERATOR ANCHORS ARE DESIGNED TO MEET THE INTERNATIONAL BUILDING CODE 2018 CRITERIA FOR WIND SPEED.			
2. WIND PARAMETERS:			
SURVIVAL WIND VELOCITY PER ASCE7-10	140 MPH		
EQUIVALENT WIND VELOCITY PER ASCE7-05	108 MPH		
WIND EXPOSURE	B		
WIND RISK CATEGORY	II		
WIND IMPORTANCE FACTOR	1.0		

CONCRETE PAD CONSTRUCTION NOTES

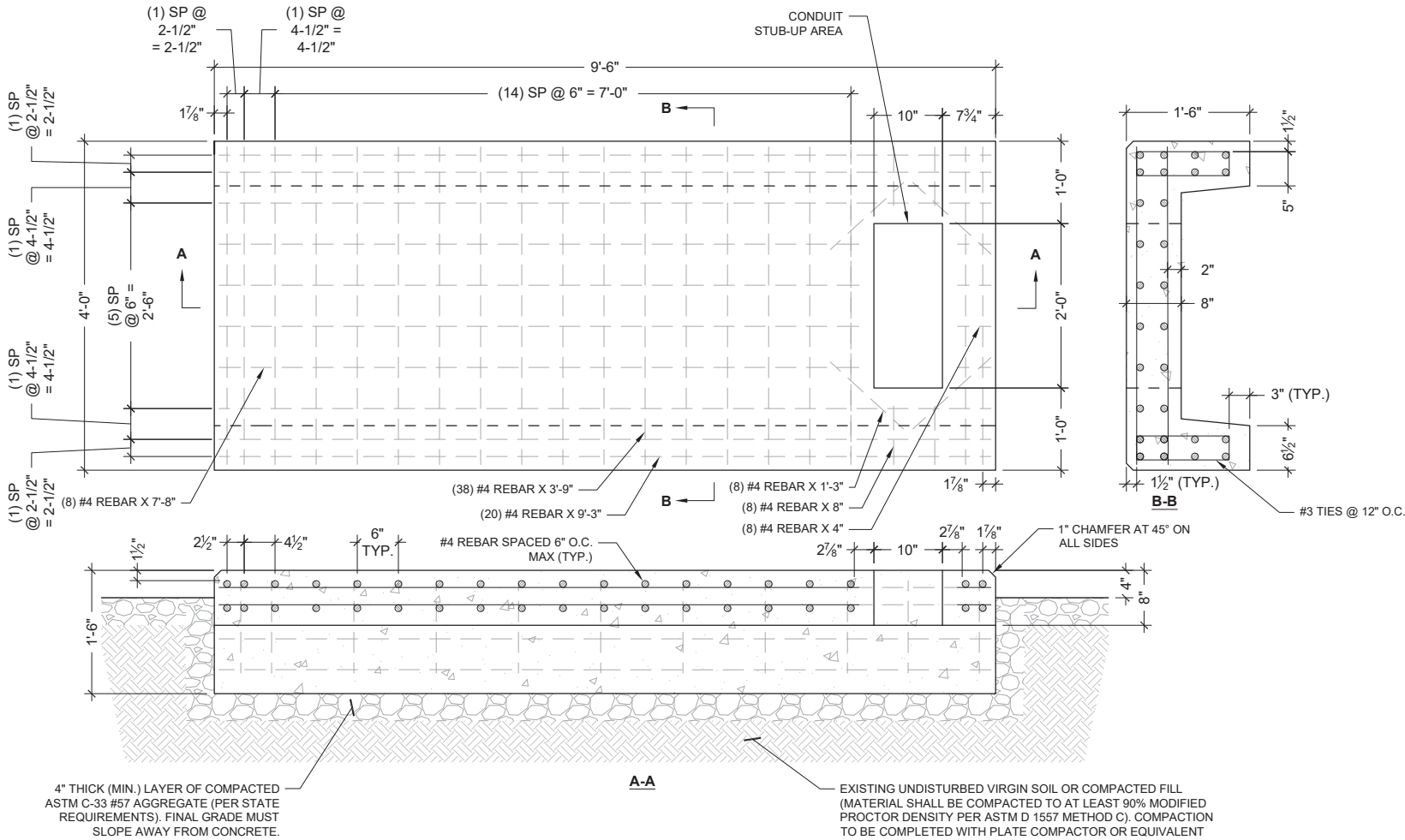
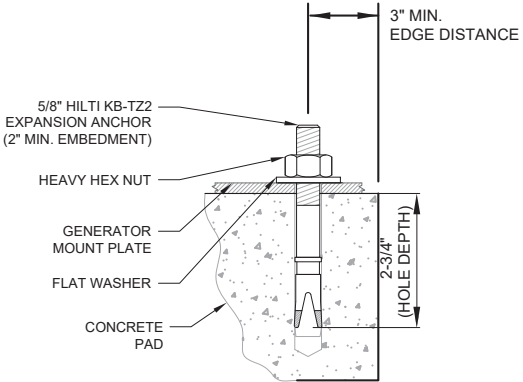
1. CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 5,000 PSI.
2. CONCRETE SLUMP: 2" TO 4".
3. AIR ENTRAINMENT: 5% TO 7%.
4. REINFORCED CONCRETE CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH ACI STANDARDS 318.
5. MINIMUM CLEAR CONCRETE COVER FOR REBAR IS 1 1/2".
6. REINFORCING MATERIAL SHALL BE IN ACCORDANCE WITH ASTM A615.
7. ALL REBARS SHALL BE SECURELY WIRE TIED TO PREVENT DISPLACEMENT DURING POURING OF CONCRETE.
8. CONCRETE VOLUME: 1.17 CUBIC YARDS.

CONCRETE PAD AND EMBEDMENT TOLERANCES

1. CONCRETE DIMENSIONS: PLUS OR MINUS 1/4".
2. REINFORCING STEEL PLACEMENT: PLUS OR MINUS 1/4" INCLUDING CONCRETE COVER.

FOUNDATION NOTES

1. FOUNDATION WAS DESIGNED BY ASSUMING ALLOWABLE SOIL BEARING CAPACITY OF 1,500 PSF.
2. THE SOIL UNDERNEATH THE CONCRETE PAD MUST BE FREE OF ORGANIC MATTER OR OTHER DELETERIOUS SUBSTANCES, AND SHOULD BE LEVELED AND COMPACTED TO 90% MODIFIED PROCTOR DENSITY BEFORE PLACING THE FOUNDATION. PAD SHALL BE INSTALLED LEVEL TO WITHIN +/- 1/8".

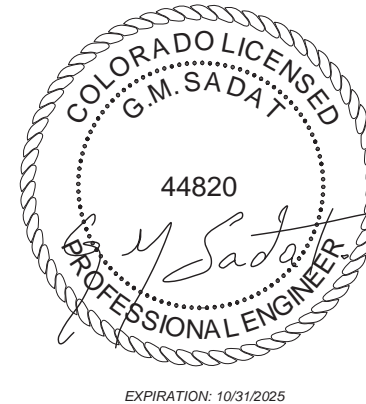


1 CONCRETE PAD DETAIL
SCALE: 1"=1'-0" (1"=2'-0" IF 11 X 17 SHEET SIZE)

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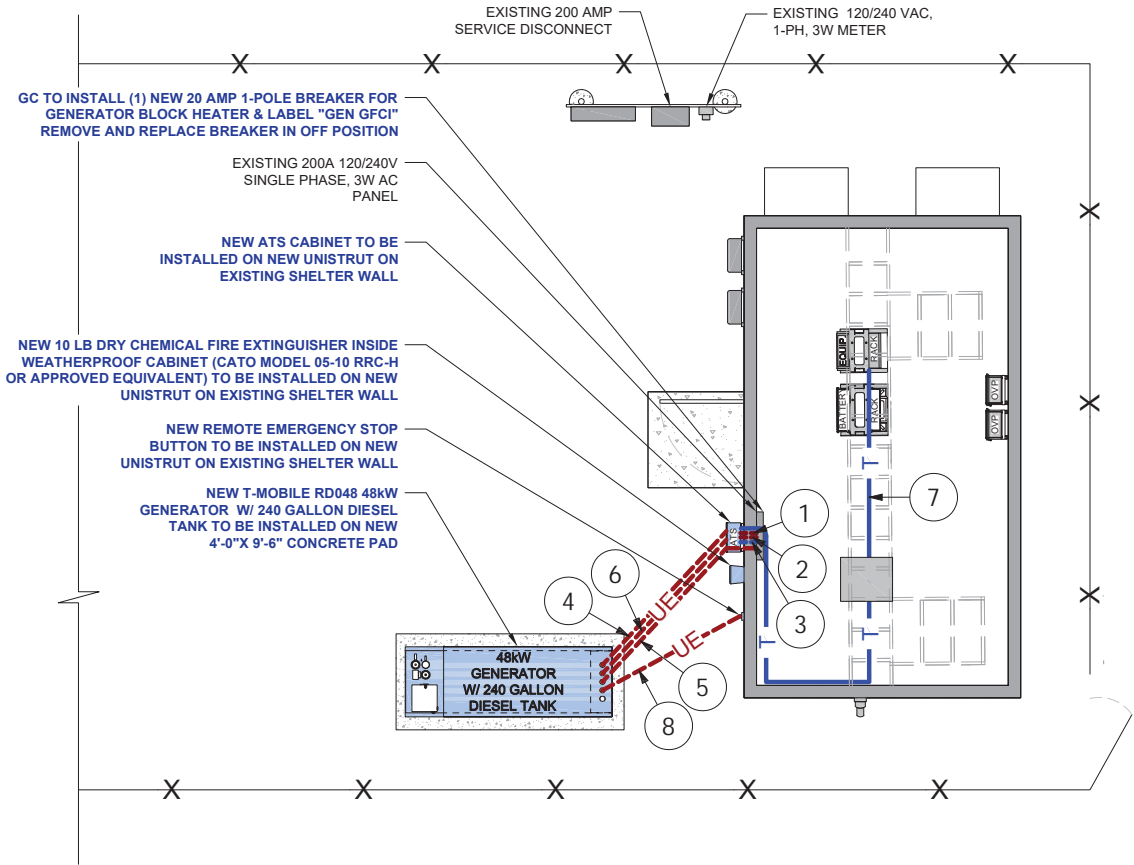
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SHEET TITLE:
CONCRETE PAD DETAILS

SHEET NUMBER:
S-1

IMPORTANT NOTES:

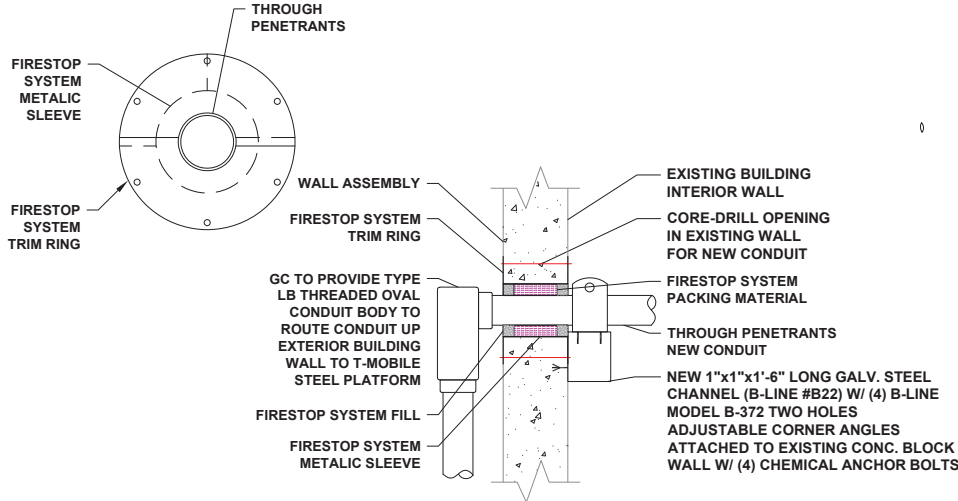
1. GC TO ORDER UTILITY LOCATE SERVICE IN ORDER TO LOCATE AND PROTECT ANY AND ALL SURFACE UTILITIES ENCOUNTERED. DO NOT SCALE OFF THESE PLANS FOR ANY BELOW GRADE UTILITIES.
2. THESE PLANS MAY NOT CONTAIN OR REVEAL ALL SUBSURFACE UTILITIES; GC IS RESPONSIBLE OF LOCATING AND PROTECTING ALL UTILITIES DURING CONSTRUCTION.
3. GC WILL NOT START CONSTRUCTION UNTIL AFTER THEY RECEIVE THE PRE CON PACKAGE AND HAVE A PRE CON WALK WITH THE CLIENT PM
4. ALL UNISTRUT, FASTENERS, HARDWARE, ETC; ARE TO BE EITHER HOT-DIPPED GALVANIZED OR STAINLESS STEEL. GENERAL CONTRACTOR SHALL NOT USE ZINC-PLATED OR PRE-GALVANIZED
5. WIRE SIZES SHOWN ARE ESTIMATED MINIMUMS. IT IS THE ELECTRICAL CONTRACTOR'S RESPONSIBILITY TO IDENTIFY AND COMPLY WITH THE APPLICABLE LOCAL ELECTRICAL AND BUILDING CODES IN ADDITION TO NEC 2008 AND FOLLOW WHICHEVER IS MORE CONSERVATIVE. CONTRACTOR SHALL ESTIMATE PHASE CONDUCTOR SIZE & UTILIZE THE APPROPRIATE WIRE SIZE AND TYPE ASSUMING A 3% VOLTAGE DROP. CONTRACTOR TO CONFIRM WITH LOCAL ELECTRICAL INSPECTOR PRIOR TO CONSTRUCTION. NOTIFY ENGINEER OF DISCREPANCIES PRIOR TO CONSTRUCTION START.
6. POWER ROUTE TO BE CONFIRMED WITH T-MOBILE PRIOR TO CONSTRUCTION START.
7. GC TO HAND DIG ALL NEW TRENCHES INSIDE COMPOUND.



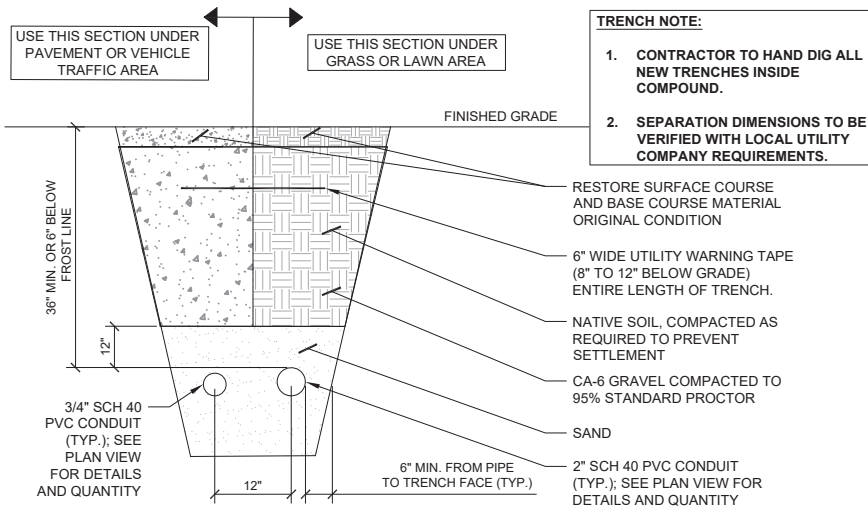
LEGEND

- UT-- UNDERGROUND ALARM CONDUIT
- T — ALARM CABLE
- UE--- UNDERGROUND ELECTRIC CONDUIT
- E — ELECTRIC CONDUIT

UL SYSTEM No. W-J-1005 (F-RATING-2 HR)



2 THROUGH PENETRATION FIRESTOP SYSTEM
N.T.S.



3 JOINT UTILITY TRENCH DETAIL
N.T.S.

UTILITY LEGEND

NO.	FROM	TO	WIRE QTY. & TYPE	GROUND (CU WIRE)	CONDUIT SIZE	FUNCTION	APPROXIMATE CONDUIT LENGTH
1	EXISTING 120/240 VAC, 1Ø, 3W METER	ATS	(3) 3/0	(1) #6	2" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	NORMAL POWER FEEDER TO ATS	INTERCEPT AND UTILIZE EXISTING BETWEEN METER AND AC PANEL
2	ATS	AC PANEL	(3) 3/0	(1) #6	2" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	POWER FEEDER TO PPC	±6'
3	ATS	AC PANEL	(5) #18 TYPE TC WIRES	N/A	1" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	ALARM CIRCUIT	±6'
4	GENERATOR	ATS	(3) 3/0	(1) #6	2" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	EMERGENCY POWER FEEDER TO ATS	±25'
5	GENERATOR	AC PANEL	(2) #12	(1) #12	1" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	(1) 20 AMP 1-POLE BREAKER FOR GENERATOR BLOCK HEATER	±25'
6	GENERATOR	ATS	(5) #18 TYPE TC WIRES	N/A	1" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	CIRCUIT FOR BATTERY CHARGER & COMMERCIAL POWER SENSING	±25'
7	ATS	FSEE (ALARM BOX)	(2) CAT 6 CABLES	N/A	1" RIGID RMC (ABOVE GROUND), UNDERGROUND SCH. 40 GREY PVC	ALARM CABLES (RUN INTO ALARM BOX. PROVIDE 24" OF SLACK CABLE. FINAL PUNCH DOWN IS BY GC. LABEL ALL WIRES)	±37'
8	GENERATOR	E-STOP	(2) #18	N/A	1/2" RIGID RMC (ABOVE GRADE), UNDERGROUND SCH. 40 GRAY PVC	REMOTE E-STOP FEED TO GENERATOR	±24'

NOTE: * THE CONDUIT LENGTH GIVEN IS BASED ON THE DRAWING +15%. THE EXACT LENGTH TO BE VERIFIED IN FIELD. GC TO VERIFY LENGTHS AFTER COORDINATING W/ SERVICE UTILITY COMPANIES.



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EXPIRATION: 10/31/2025



GC TO INSTALL (1) NEW 20 AMP 1-POLE BREAKER FOR GENERATOR BLOCK HEATER & LABEL "GEN GFCI". REMOVE AND REPLACE BREAKER IN OFF POSITION

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SHEET TITLE:
UTILITY PLAN AND
DETAILS

SHEET NUMBER:

E - 1

MATERIALS NOTES:

A ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING & VERIFYING THE TYPE OF ELECTRICAL SERVICE AS WELL AS THE ACTUAL CONDUIT DISTANCE TO SERVICE POINT -- ELECTRICAL CONTRACTOR TO NOTIFY ENGINEER OF DISCREPANCIES IMMEDIATELY -- OTHERWISE ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR SIZING PHASE CONDUCTORS FROM THE SERVICE POINT TO LOAD CENTER IN ORDER TO COMPLY WITH THE LOCAL BUILDING/ELECTRICAL CODE AS WELL AS THE NEC AND UTILITY COMPANY REQUIREMENTS

B ELECTRICAL CONTRACTOR TO FURNISH & INSTALL NEW SERVICE GROUND IN COMPLIANCE WITH LOCAL ELECTRICAL, NEC & ELECTRICAL UTILITY REQUIREMENTS.

SERVICE EQUIPMENT NOTES:

- 1.) SERVICE EQUIPMENT SHALL HAVE A SHORT CIRCUIT TO WITHSTAND RATING THAT IS EQUAL TO OR EXCEEDS THE MAXIMUM AVAILABLE FAULT CURRENT AT THE SUPPLY TERMINAL. THE INSTALLATION SHALL BE FREE FROM ANY SHORT CIRCUITS AND GROUNDS.
- 2.) ALL ELECTRICAL EQUIPMENT SHALL BE ANCHORED TO WITHSTAND 80 M.P.H. WIND SPEED, EXPOSURE C.
- 3.) ALL ELECTRICAL EQUIPMENT SHALL BE LABELED WITH PERMANENT ENGRAVED PLASTIC LABELS.
- 4.) PATCH, REPAIR AND PAINT ANY AREA THAT HAS BEEN DAMAGED IN THE COURSE OF ELECTRICAL WORK.

CONDUIT NOTES:

- 1.) RGS SHALL BE USED WHEN INSTALLED IN OR UNDER CONCRETE SLABS, IN CONTACT WITH EARTH, OR EXPOSED ABOVE GRADE.
- 2.) EMT SHALL BE USED ONLY FOR INTERIORS RUNS AND SHALL HAVE COMPRESSION TYPE FITTINGS.
- 3.) SEALTITE, FLEXIBLE CONDUIT MAY BE USED WHERE CODE PERMITS. ALL CONDUIT SHALL HAVE FULL SIZE EQUIPMENT GROUND WIRE.
- 5.) SERVICE CONDUITS SHALL HAVE NO MORE THAN (3) -90° BENDS IN ANY SINGLE RUN. THE ELECTRICAL CONTRACTOR SHALL PROVIDE PULL BOXES AS NEEDED WHERE CONDUIT REQUIREMENTS EXCEED THESE CONDITIONS.
- 6.) SERVICE CONDUIT SHALL BE AT A MINIMUM DEPTH OF 42".
- 7.) ALL COAX, POWER AND TELEPHONE SYSTEM CONDUIT SHALL HAVE A MINIMUM 36" RADIUS SWEEPS TO EQUIPMENT, PULL BOXES, TOWER, ETC., UNLESS OTHERWISE NOTED, OR AS REQUIRED BY UTILITY COMPANIES.

NOTES ON POWER COORDINATION:

- 1.) ROUTING SHOWN IS BASED ON ASSUMPTIONS MADE FROM VISUAL FIELD OBSERVATIONS OF EXISTING EQUIPMENT.
- 2.) THESE PLANS/DIAGRAM MAY OR MAY NOT REFLECT AND/OR CONTAIN THE FINAL SCENARIO FOR POWER OR FIBER ROUTING.
- 3.) THE ELECTRICAL DESIGN SHOWN IS FOR PERMITTING PURPOSES ONLY AND IS NOT FOR CONSTRUCTION.
- 4.) CONCORDIA IS NOT RESPONSIBLE FOR CODE COMPLIANCE OR COMPLIANCE WITH POWER CODE.
- 5.) ELECTRICIAN IS REQUIRED TO CONFIRM COMPLIANCE OF SITE WITH LOCAL, COUNTY, STATE AND/OR NATIONAL ELECTRICAL CODES. THE MOST RESTRICTIVE OF SUCH CODES SHALL GOVERN AND BE APPLICABLE.
- 6.) ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING FINAL SCENARIO & CODE COMPLIANCE & IS RESPONSIBLE FOR COORDINATING WITH T-MOBILE POWER COORDINATOR.
- 7.) ELECTRICAL CONTRACTOR SHALL BID ON THESE PLANS USING THE WORST CASE SCENARIO.

CONDUCTOR NOTES:

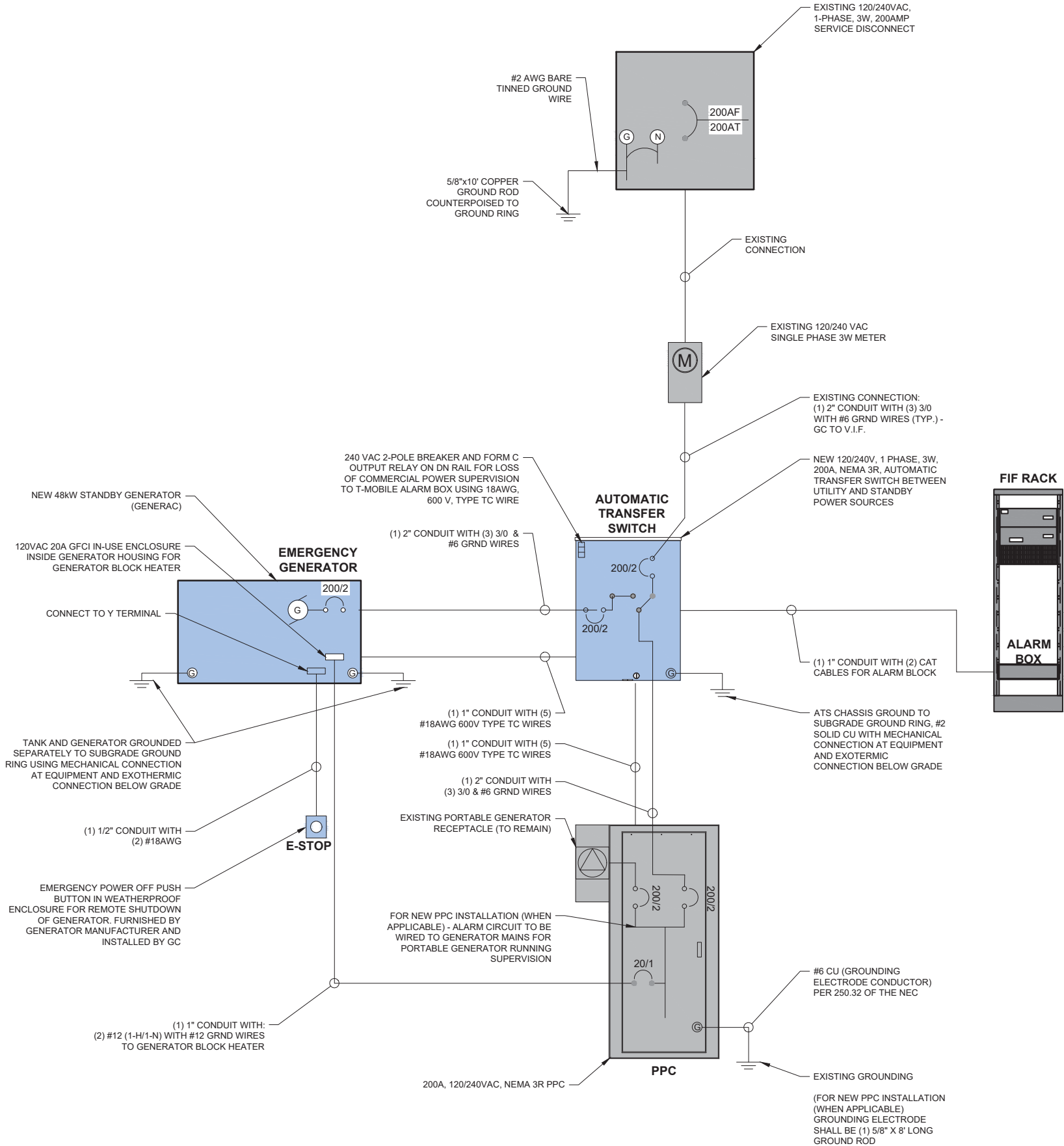
- 1.) ALL CONDUCTORS SHALL BE COPPER
- 2.) ALL WIRING SHALL BE COPPER WITH XHHW/THWN DUAL RATED 600 VOLTS INSULATION.
- 3.) CONDUCTORS SHALL BE 12 AWG MINIMUM UNLESS SPECIFICALLY NOTED OTHERWISE.
- 4.) GROUNDING CONDUCTORS SHALL BE SOLID TINNED COPPER UNLESS OTHERWISE NOTED.

CONDUIT MATERIAL SCHEDULE:

- UNLESS NOTED OTHERWISE, ALL CONDUIT RUNS SHALL CONFORM TO THE FOLLOWING :
- 1.) ALL BELOW GRADE HORIZONTAL CONDUITS SHALL BE PVC
 - 2.) ALL BELOW GRADE 3' Ø @ 45° BENDS SHALL BE STEEL W/THREADED CONNECTIONS.
 - 3.) SEALTITE FLEXIBLE CONDUIT MAY BE USED WHERE CODE PERMITS.

LEGEND

- EXISTING EQUIPMENT TO REMAIN
- NEW EQUIPMENT



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SHEET TITLE:
ONE LINE DIAGRAM

SHEET NUMBER:

E-1A

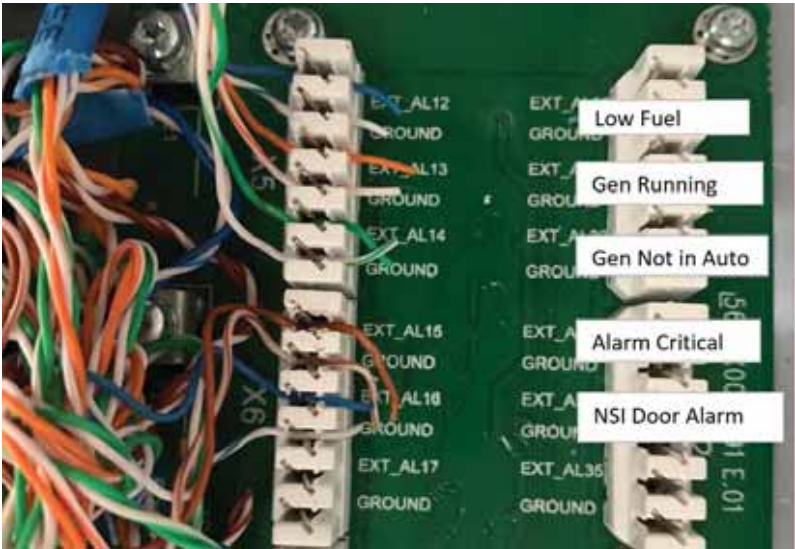
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ONE LINE DIAGRAM
SCALE: N.T.S

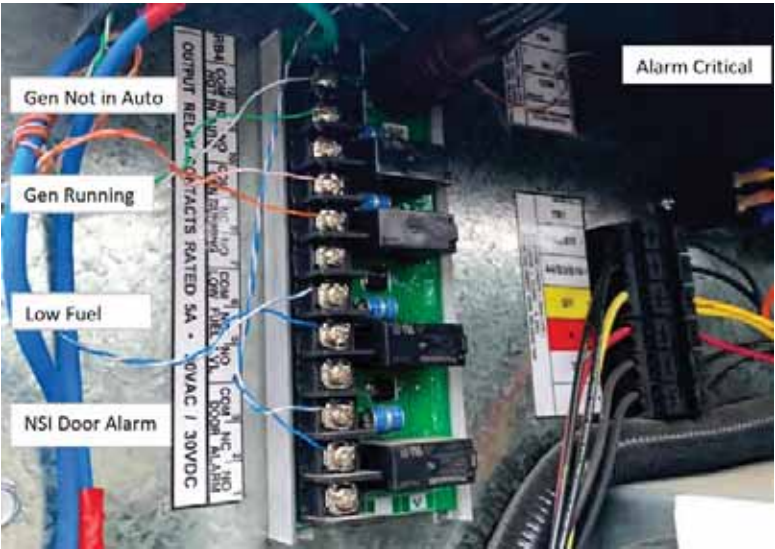
ALARM LABEL CODING (GENERATOR TO FSEB)											
GENERAC GENERATOR, LOCP RELAY INSTALLED			TERMINATION AT FSEB						TERMINATION AT GENERATOR		
NAME	LINE #	DESCRIPTION	POLARITY	EAC CABLE	WIRES	TERMINAL BLOCK	WIRES	TERMINAL BLOCK	WIRES	TERMINATION	TERMINATION
GENERATOR LOW FUEL	13	NC#5-LOW FUEL	NC	CAT6 TO GENERATOR RELAY	WHITE/BLUE	X4111 PIN 13	BLUE	X4110 PIN 13	WHITE/BLUE	GENERAC CUSTOMER CONNECTION RB4 #3	GENERAC CUSTOMER CONNECTION RB4 #2
GENERATOR RUNNING	14	NC#8-GEN RUNNING	NC	CAT6 TO GENERATOR RELAY	WHITE/ORANGE	X4111 PIN 14	ORANGE	X4110 PIN 14	WHITE/ORANGE	GENERAC CUSTOMER CONNECTION RB4 #9	GENERAC CUSTOMER CONNECTION RB4 #8
GENERATOR NOT IN AUTO	15	NC#11-NOT IN AUTO	NC	CAT6 TO GENERATOR RELAY	WHITE/GREEN	X4111 PIN 15	GREEN	X4110 PIN 15	WHITE/GREEN	GENERAC CUSTOMER CONNECTION RB4 #12	GENERAC CUSTOMER CONNECTION RB4 #11
GENERATOR ALARM CRITICAL	16	COMMON SHUTDOWN ALARM OUTPUT	NC	CAT6 TO GENERATOR RELAY	WHITE/BROWN	X4111 PIN 16	BROWN	X4110 PIN 16	WHITE/BROWN	GENERAC CUSTOMER CONNECTION TB4 #2	GENERAC CUSTOMER CONNECTION TB4 #1
GENERATOR ALARM NSI	17	NC#2-DOOR ALARM	NC	CAT6 TO GENERATOR RELAY	WHITE/BLUE	X4111 PIN 17	BLUE	X4110 PIN 17	WHITE/BLUE	GENERAC CUSTOMER CONNECTION RB4 #6	GENERAC CUSTOMER CONNECTION RB4 #5

ALARM LABEL CODING (GENERATOR TO FSEE)											
GENERAC GENERATOR, LOCP RELAY INSTALLED			TERMINATION AT FSEE ONLY IF STARTS ON 0						TERMINATION AT GENERATOR		
NAME	LINE #	DESCRIPTION	POLARITY	EAC CABLE	WIRES	TERMINAL BLOCK	WIRES	TERMINAL BLOCK	WIRES	TERMINATION	TERMINATION
GENERATOR LOW FUEL	12	NC#5-LOW FUEL	NC	CAT6 TO GENERATOR RELAY	WHITE/BLUE	X4111 PIN 12	BLUE	X4110 PIN 12	WHITE/BLUE	GENERAC CUSTOMER CONNECTION RB4 #3	GENERAC CUSTOMER CONNECTION RB4 #2
GENERATOR RUNNING	13	NC#8-GEN RUNNING	NC	CAT6 TO GENERATOR RELAY	WHITE/ORANGE	X4111 PIN 13	ORANGE	X4110 PIN 13	WHITE/ORANGE	GENERAC CUSTOMER CONNECTION RB4 #9	GENERAC CUSTOMER CONNECTION RB4 #8
GENERATOR NOT IN AUTO	14	NC#11-NOT IN AUTO	NC	CAT6 TO GENERATOR RELAY	WHITE/GREEN	X4111 PIN 14	GREEN	X4110 PIN 14	WHITE/GREEN	GENERAC CUSTOMER CONNECTION RB4 #12	GENERAC CUSTOMER CONNECTION RB4 #11
GENERATOR ALARM CRITICAL	15	COMMON SHUTDOWN ALARM OUTPUT	NC	CAT6 TO GENERATOR RELAY	WHITE/BROWN	X4111 PIN 15	BROWN	X4110 PIN 15	WHITE/BROWN	GENERAC CUSTOMER CONNECTION TB4 #2	GENERAC CUSTOMER CONNECTION TB4 #1
GENERATOR ALARM NSI	16	NC#2-DOOR ALARM	NC	CAT6 TO GENERATOR RELAY	WHITE/BLUE	X4111 PIN 16	BLUE	X4110 PIN 16	WHITE/BLUE	GENERAC CUSTOMER CONNECTION RB4 #6	GENERAC CUSTOMER CONNECTION RB4 #5

TERMINATIONS TO FSEB/FSEE



TERMINATIONS TO GENERATOR



- IMPORTANT NOTES:
- A FLAG STYLE LABEL IS TO BE PLACED ON EACH ALARM CABLE NOT MORE THAN 5" FROM ANY TERMINATION POINT. THE CABLE LABELS ARE TO DEFINE THE CIRCUIT DESCRIPTION AND POINT OF TERMINATION ON EACH END OF THE CABLE WITH THE NEAR END ("THIS POSITION") AND FAR END ("TO POSITION") INFORMATION AND TERMINATION POINTS.
 - ALARM WIRING TERMINATIONS SHALL BE RING OR FORK TONGUE VINYL INSULATED COMPRESSION TYPE, UL-CSA APPROVED MANUFACTURERS WITH 600V INSULATION.
 - (2) OUTDOOR RATED CAT 6 CABLES TO BE UTILIZED FOR ALARM CONNECTIONS; POLYOLEFIN INSULATION, RIP CORD AND OUTER PVC JACKET.
 - TERMINATIONS FOR SHIELDED ALARM CABLING SHALL BE SIMILAR, WITH TERMINATIONS FOR LOOP AND BRAIDED GROUND CONDUCTORS.
 - ALL FIELD ALARMS INCLUDING GENERATOR ALARMS ARE TO ROUTE DIRECTLY TO THE ALARM BOX FOR TERMINATION.
 - CLEARLY LABEL AND TAG ALL COMPONENTS.

LABELS AT FSEB/FSEE



LABELS AT GENERATOR



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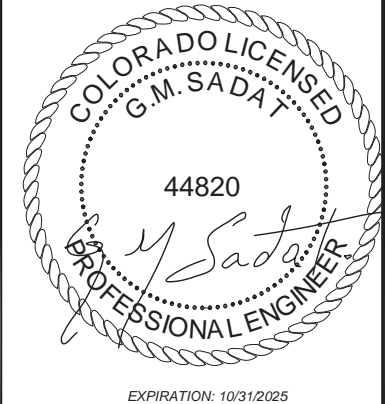
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SHEET TITLE:
ALARM SCHEDULE

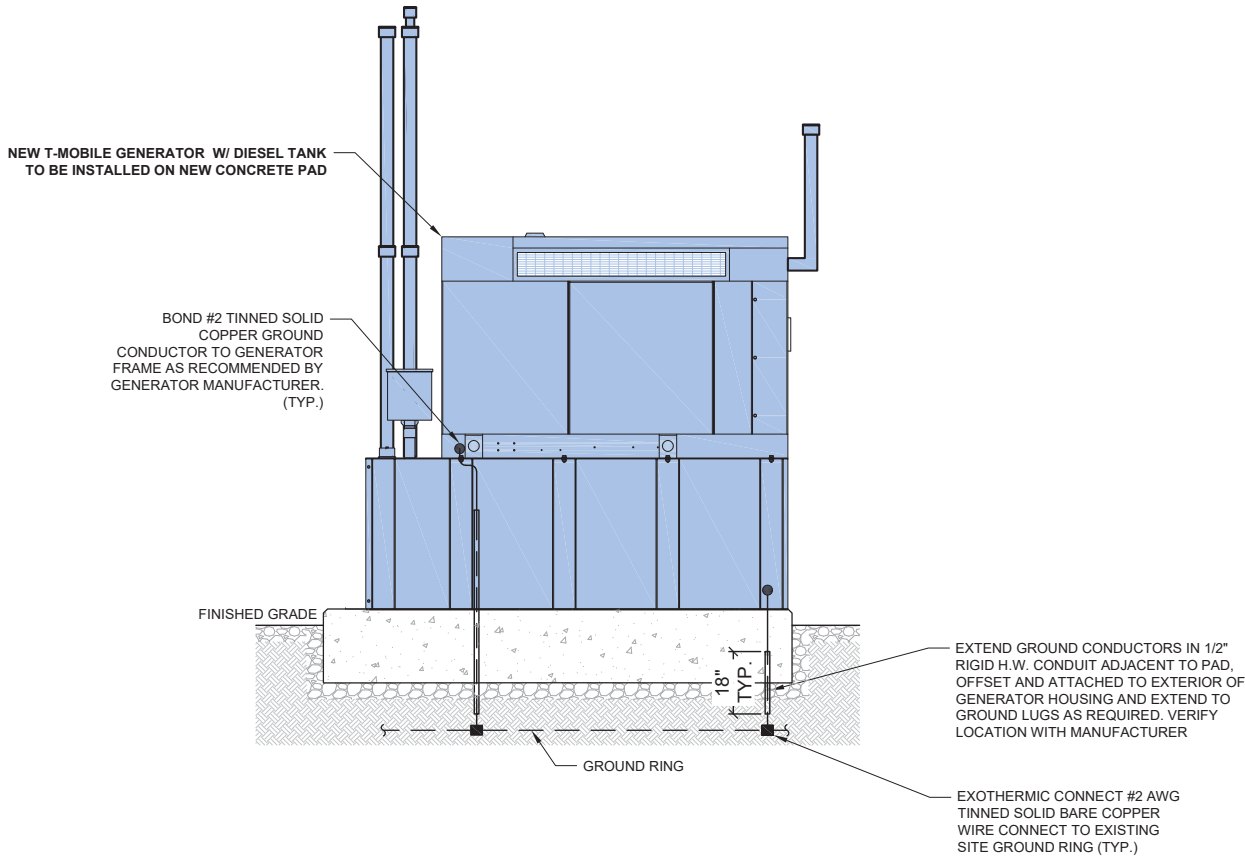
SHEET NUMBER:
E-2

GENERATOR NOTE:

1. GENERATOR SYSTEM SHALL BE SOLIDLY GROUNDED PER NEC 250.20.
2. BASE GROUND WIRES TO BE IN NON-METALLIC LIQUID TIGHT. GC TO SEAL OPEN ENDS WITH SILICONE.

LEGEND:

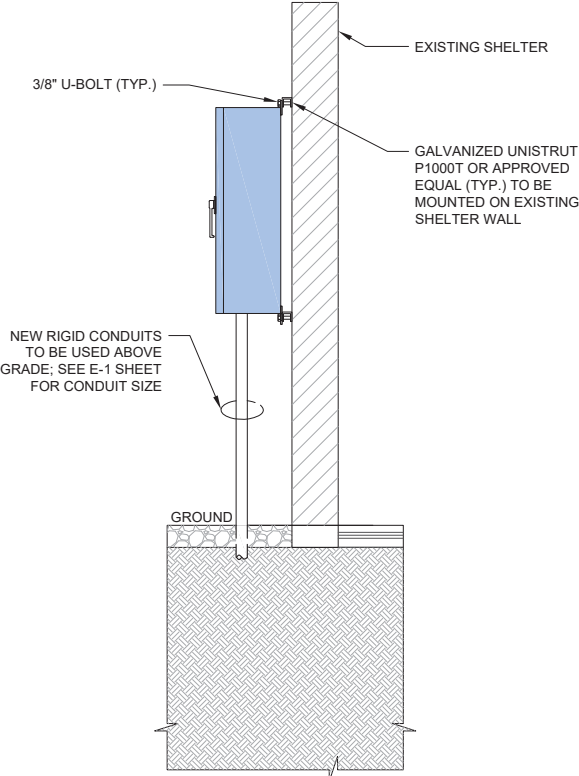
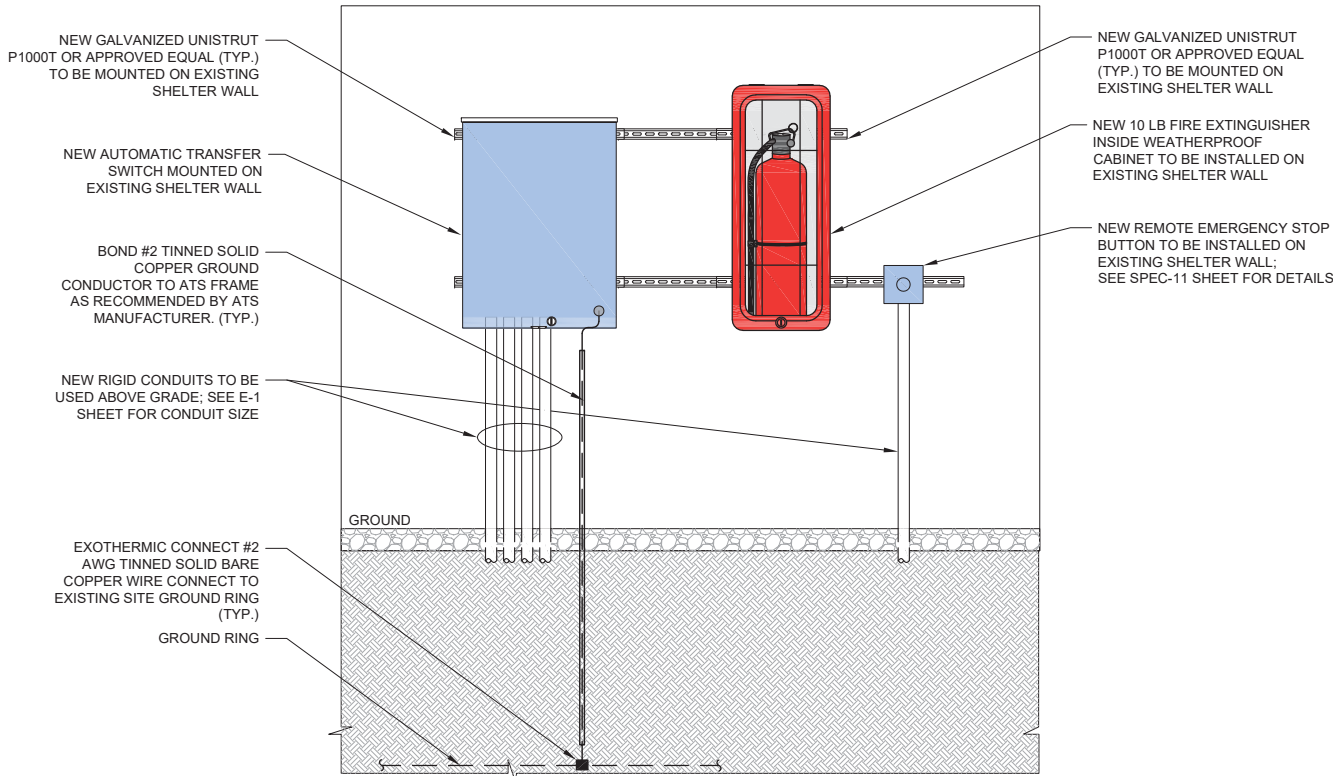
- MECHANICAL CONNECTION
- EXOTHERMIC CONNECTION



1

GENERATOR GROUNDING ELEVATION (TYP.)

SCALE: N.T.S.



2

(TYP.) AUTOMATIC TRANSFER SWITCH MOUNTING AND GROUNDING DETAILS

SCALE: N.T.S.



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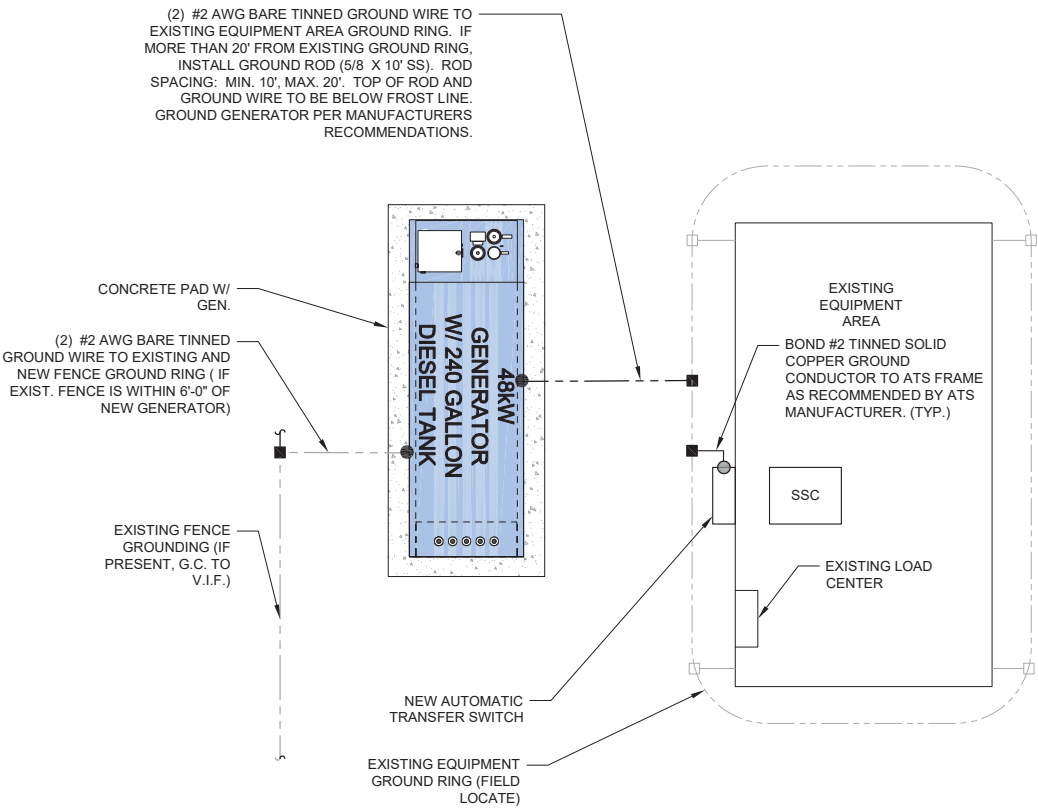
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GROUNDING DETAILS

SHEET NUMBER:

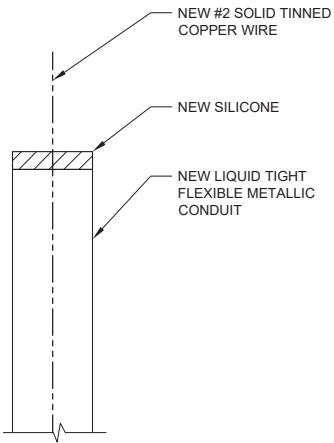
EG-1

LEGEND:

MECHANICAL CONNECTION

EXOTHERMIC CONNECTION

1 GROUNDING PLAN (TYP.)
SCALE: N.T.S.



GROUND WIRE NOTE:
CONTRACTOR TO USE CLEAR OR GRAY SILICONE AS NECESSARY TO SEAL LIQUID TIGHT FLEXIBLE METALLIC CONDUIT.

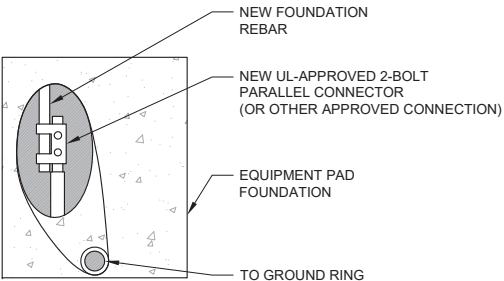
EQUIPMENT PAD GROUNDING NOTES:

1. CONNECTION SHALL BE COVERED BY NO LESS THAN 2" OF CONCRETE

2. ATTEMPT TO MAKE CONNECTION TO A 6'-0" RUN OF REBAR OR GREATER.

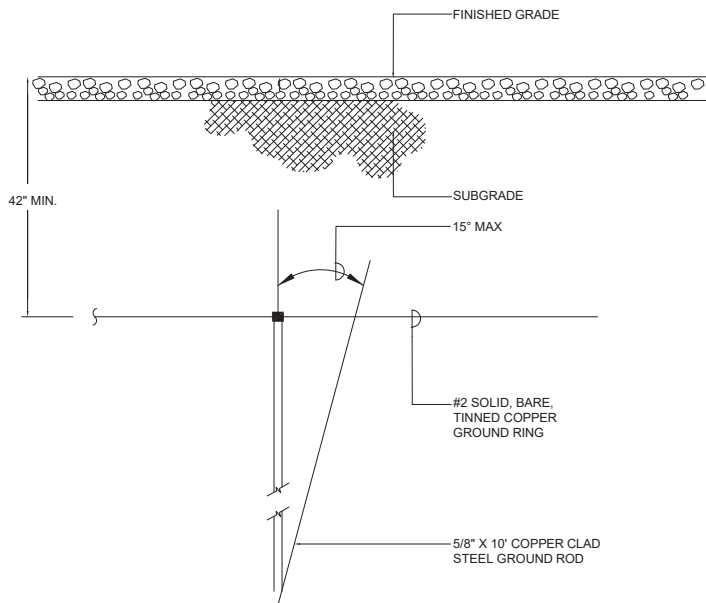
3. APPLY HEAT SHRINK OR ELECTRICAL TAPE AROUND THE CONDUCTOR TO AVOID CORROSION.

4. CONNECTION TO REMAIN OUTSIDE THE SLEEVE AND VISIBLE



GROUNDING PLAN NOTES:

VERIFY QTY., LENGTH, TYPE, & CONFIGURATION OF GROUND RODS TO ENSURE SYSTEM PROVIDES GROUND RESISTANCE OF 5 OHMS OR LESS.



4 GROUND ROD DETAIL
SCALE: N.T.S.



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SHEET TITLE:
GROUNDING
DETAILS

SHEET NUMBER:

EG-2

RD048 | 3.3L | 48 kW
INDUSTRIAL DIESEL GENERATOR SET
EPA Certified Stationary Emergency

GENERAC INDUSTRIAL POWER
Model Number
48 kW: G0079600

Standby Power Rating
48 kW, 60 Hz

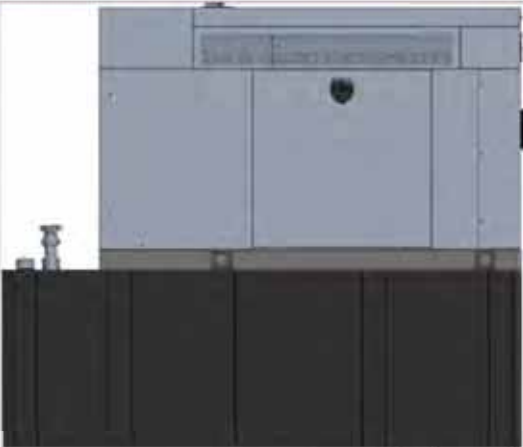


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Codes and Standards

Not all codes and standards apply to all configurations. Contact factory for details.

- UL UL2200, UL6200, UL1236, UL489, UL142
- CSA CSA C22.2, ULC S601
- DIN BS5514 and DIN 6271
- SAE SAE J1349
- NFPA NFPA 37, 70, 99
- ISO ISO 3046, 8528, 9001
- NEMA NEMA ICS1, ISC10, MG1, 250, ICS6, AB1
- ANSI ANSI/IEEE C62.41

Powering Ahead

For over 60 years, Generac has provided innovative design and superior manufacturing. Generac ensures superior quality by designing and manufacturing most of its generator components, including alternators, enclosures and base tanks, control systems and communications software.

Generac gensets utilize a wide variety of options, configurations and arrangements, allowing us to meet the standby power needs of practically every application. Generac searched globally to ensure the most reliable engines power our generators. We choose only engines that have already been proven in heavy-duty industrial applications under adverse conditions.

Generac is committed to ensuring our customers' service support continues after their generator purchase.

RD048 | 3.3L | 48 kW
INDUSTRIAL DIESEL GENERATOR SET
EPA Certified Stationary Emergency

GENERAC INDUSTRIAL POWER

STANDARD FEATURES

ENGINE SYSTEM

- Block Heater
- Oil Drain Extension
- Fan Guard
- Factory Filled Oil and Coolant

GENERATOR SET

- Sound Attenuated Aluminum Enclosure
- Internal Genset Vibration Isolation
- Separation of Circuits - High/Low Voltage
- Wrapped Exhaust Piping
- Standard Factory Testing
- Ready to Accept Full Load in <10 Seconds
- External Emergency Stop Push Button

ENCLOSURE

- Lockable Doors - Keyed Lock with Padlock Hasp
- Rust Proof Hardware
- RhinoCoat™ - Textured Polyester Powder Coat

Electrical System

- Battery
- Battery Charging Alternator
- Battery Cables
- Battery Tray
- Rubber-Booted Engine Electrical Connections
- Solenoid Activated Starter Motor
- Smart Battery Charger
- Battery Disconnect

ALTERNATOR SYSTEM

- 2/3 Pitch
- Skewed Stator
- Sealed Bearings
- Low Temperature Rise (< 120 °C)
- Low THD (<5%)

Cooling System

- Closed Coolant Recovery System
- Factory-Installed Radiator
- 50/50 Ethylene Glycol Antifreeze
- Radiator Drain Extension
- Can Operate at up to 122 °F (50 °C) Ambient Temperature

Fuel System

- Primary Fuel Filter
- Stainless Steel Fuel Lines

FUEL TANKS

- 48 Minimum Hour Run Time
- UL142/ULC S601 Listed
- Lockable Fuel Cap

CONTROL SYSTEM



Evolution™ Controller

- Two-Line Plain Text LCD Display
- Programmable Start Delay Between 10-30 Seconds
- 10 Second Engine Start Sequence
- 5 Second Engine Warm Up
- 1 Minute Engine Cool-Down
- Starter Lock-Out
- Smart Battery Charger
- Automatic Voltage Regulation with Over and Under Protection
- Automatic Low Oil Pressure Shutdown
- Overspeed Shutdown
- High Temperature Shutdown
- Overcrank Protection
- Safety Fused
- Failure to Transfer Protection
- Low Battery Protection
- 50 Event Run Log
- Future Set Capable Exerciser
- Incorrect Wiring Protection
- Internal Fault Protection

- Common External Fault Capability
- Governor Failure Protection
- OBD2 Diagnostic Port

Alarms

- Door Open
- Fuel Level
 - 90% Full
 - 50% Low Fuel
 - 10% Shutdown
- Generator Running
- Not in Auto
- Common Shutdown

OPTIONAL SHIPPED LOOSE AND FIELD INSTALL KITS

GENERATOR SET

- Paint Kit
- Scheduled Maintenance Kit

FUEL TANK

- Fuel Fill Drop Tube
- Spill Box
- 90% Fuel Audible Alarm
- Tank Risers
- Spill Box Drainback Kit
- Vent Extension Support Kit
- Overfill Prevention Valve

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SPEC SHEET

1 of 5

SPEC SHEET

2 of 5

SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
GENERATOR
SPECIFICATIONS

SHEET NUMBER:

SPEC-1

RD048 | 3.3L | 48 kW

INDUSTRIAL DIESEL GENERATOR SET

EPA Certified Stationary Emergency



APPLICATION AND ENGINEERING DATA

ENGINE SPECIFICATIONS

General		Cooling System	
Make	Mitsubishi	Cooling System Type	Closed Recovery
Cylinder #	4	Fan Type	Pusher
Type	In-Line	Fan Speed - RPM	2,340
Displacement - in ³ (L)	201.38 (3.3)	Fan Diameter - in (mm)	17 (431.8)
Bore - in (mm)	3.70 (94)	Fuel System	
Stroke - in (mm)	4.72 (120)	Fuel Type	Ultra Low Sulfur Diesel Fuel
Compression Ratio	19:1	Fuel Specification	ASTM
Cylinder Head Type	Cast Iron OHV	Fuel Pump Type	Mechanical Engine Driven Gear
Piston Type	Aluminum	Injector Type	Mechanical
Intake Air System	Turbocharged/Aftercooled	Fuel Supply Line - in (mm)	0.31 (7.94) ID
Engine Governing		Fuel Return Line - in (mm)	0.31 (7.94) ID
Governor	Electronic	Fuel Filtering (Microns)	6
Frequency Regulation (Steady State)	±0.25%	Engine Electrical System	
Lubrication System		System Voltage	12 VDC
Oil Pump Type	Gear	Battery Charger Alternator	Standard
Oil Filter Type	Full Flow Spin-On Canister	Battery Size	Group 27F
Crankcase Capacity - qt (L)	11.2 (10.6)	Battery Voltage	12 VDC
		Ground Polarity	Negative

ALTERNATOR SPECIFICATIONS

Standard Model	Generac	Standard Excitation	Direct
Poles	4	Bearings	Single Sealed Cartridge
Field Type	Rotating	Coupling	Direct via Flexible Disc
Insulation Class - Rotor	F	Prototype Short Circuit Test	Yes
Insulation Class - Stator	H	Voltage Regulator Type	Electronic
Total Harmonic Distortion	< 5%	Regulation Accuracy (Steady State)	± 1.0%
Telephone Interference Factor (TIF)	< 50		

RD048 | 3.3L | 48 kW

INDUSTRIAL DIESEL GENERATOR SET

EPA Certified Stationary Emergency



OPERATING DATA

POWER RATINGS

Single-Phase 120/240 VAC @1.0pf	Standby		
	48 kW	Amps: 200	Circuit Breaker Size Amps: 200

MOTOR STARTING CAPABILITIES (skVA)

skVA vs. Voltage Dip at 30%		
120/240 V, Single-Phase at 0.4pf	189 Amps	

FUEL CONSUMPTION RATES*

Percent Load	Diesel gph (Lph)
25%	1.23 (4.66)
50%	2.02 (7.66)
75%	3.02 (11.43)
100%	4.02 (15.22)

* Fuel supply installation must accommodate fuel consumption rates at 100% load.

COOLING

		Standby
Air Flow	cfm (m³/min)	3,038 (86)
Coolant System Capacity	gal (L)	2.8 (10.6)
Heat Rejection to Coolant	BTU/hr (MJ/hr)	111,000 (117.1)
Temperature Deration	3% for every 5 °C above 25 °C or 1.7% for every 5 °F over 77 °F	
Altitude Deration	1% for every 100 m above 915 m or 3% for every 1,000 ft over 3,000 ft	
Maximum Ambient Temperature Operating Range	°F (°C)	50 (122)
Maximum Radiator Backpressure	in H ₂ O (kPa)	0.5 (0.12)

COMBUSTION AIR REQUIREMENTS

		Standby
Flow at Rated Power - cfm (m³/min)		90 (2.5)

ENGINE			EXHAUST		
Rated Engine Speed	RPM	Standby			Standby
		1,800	Exhaust Flow (Rated Output)	cfm (m³/min)	230 (6.5)
			Exhaust Temperature (Rated Output)	°F (°C)	930 (499)

Deration – Operational characteristics consider maximum ambient conditions. Derate faciors may apply under atypical site conditions. Please contact a Generac Power Systems Industrial Dealer for additional details. All performance ratings in accordance with ISO3046, BS5514, ISO8528, and DIN6271 standards.

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SHEET TITLE:

GENERATOR
SPECIFICATIONS

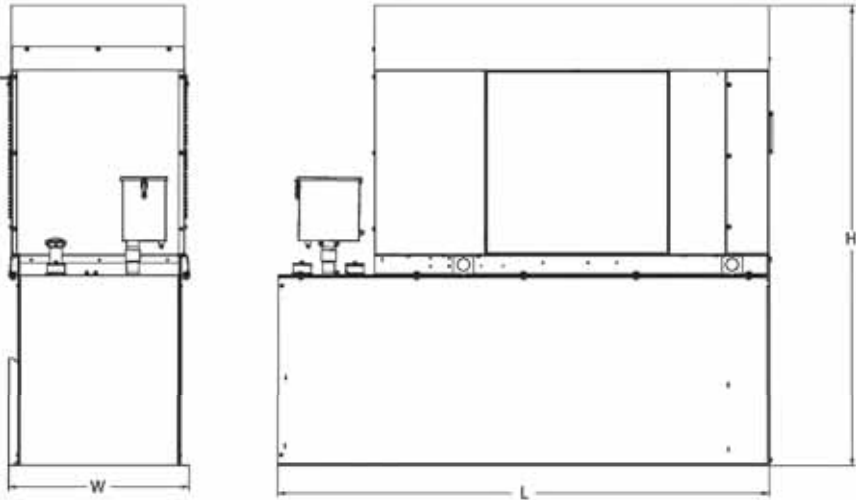
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SPEC-2

RD048 | 3.3L | 48 kW
INDUSTRIAL DIESEL GENERATOR SET
EPA Certified Stationary Emergency



DIMENSIONS AND WEIGHTS*



Unit Weight - lbs (kg)	Unit Weight with Skid - lbs (kg)	Dimensions (L x W x H) - in (kg)
2,915 (1,322)	2,954 (1,340)	103.4 (2,625) x 35.0 (886) x 90.0 (2,268)

48 kW Fuel Consumption (gal)	
Fuel Tank Gross Total Capacity	240
Fuel Tank Gross Usable Capacity	229
Fuel Tank Net Usable Capacity (Run Hours Based on Net Usage Capacity)	206
Run Hours at 100% Load	51
Run Hours at 75% Load	68
Run Hours at 50% Load	103

Sound Emission Data	
Rated Load Sound Output at 23 ft - dB (A)	65

* All measurements are approximate and for estimation purposes only.
Drawing is for illustration purposes only, not to scale.

YOUR FACTORY RECOGNIZED GENERAC INDUSTRIAL DEALER

Specification characteristics may change without notice. Dimensions and weights are for preliminary purposes only. Please contact a Generac Power Systems Industrial Dealer for detailed installation drawings.

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Part No. A0000705000
Rev. B 06/08/2020

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SHEET TITLE:
GENERATOR
SPECIFICATIONS

SHEET NUMBER:

SPEC-3



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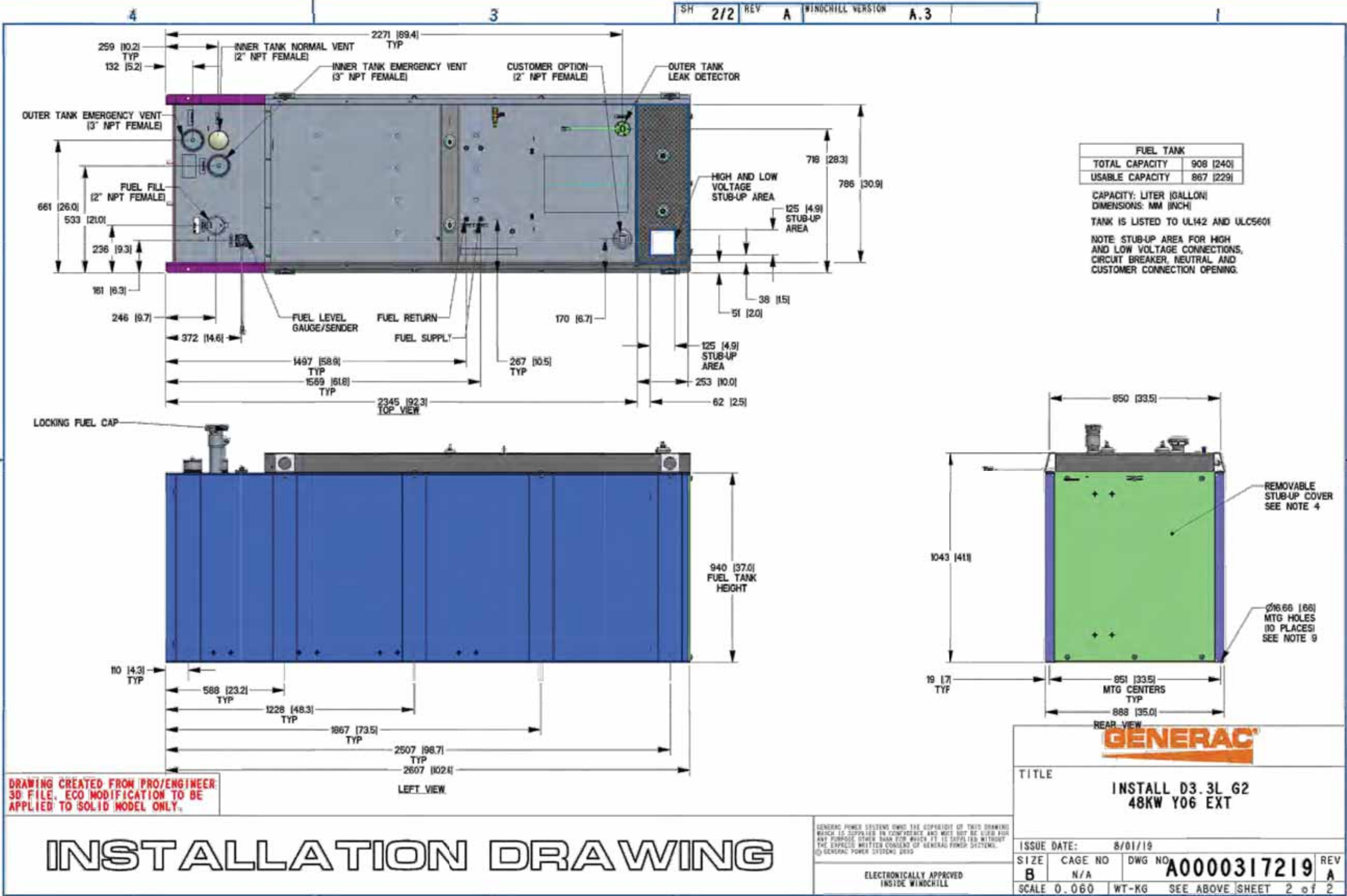
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SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
GENERATOR
SPECIFICATIONS

SHEET NUMBER:

SPEC-5





Automatic Transfer Switches



Service and Non-Service Rated Automatic Transfer Switches

Automatic Transfer Switches

Automatic Transfer Switches

1 of 3

2 of 3



Models: RXSC100A3
RXSW100A3
RXSW150A3
RXSC200A3
RXSW200A3



Description

This series of Generac Automatic Transfer Switches is designed for use with single phase generators that utilize an Evolution™ or Nexus™ Controller. The 100 and 200 Amp open transition switches are available in single phase in both service equipment rated and non-service equipment rated configurations. The 150 Amp open transition switch is only available in a service rated equipment configuration.

Standard Features

Service rated (RXSW) Generac Automatic Transfer Switches are housed in an aluminum NEMA Type 3R enclosure*, with electrostatically applied and baked powder paint. The Heavy Duty Generac Contactor is an ETL recognized device, designed for years of service. The controller at the generator handles all the timing, sensing, exercising functions, and transfer commands. All switches are covered by a five year limited warranty.

* Non-service rated (RXSC) switches are housed in a steel enclosure.

Load Management Technology

Through the use of the integrated Smart A/C Module (SACM), these switches have the capability to manage up to four individual HVAC (24 VAC controlled) loads with no additional hardware. When used in tandem with external Smart Management Modules, a total of eight more loads can be managed, providing the most installation efficient power management options available.



Automatic Transfer Switches

100-200 Amps, Single Phase

Functions

All timing and sensing functions originate in the generator controller.

Utility Voltage Drop-out	<65%
Timer to Generator Start	10 Second Factory Set, Adjustable Between 2 - 1,500 Seconds by a Qualified Dealer*
Engine Warmup Delay	5 Seconds
Standby Voltage Sensor	65% for 5 Seconds
Utility Voltage Pickup	>80%
Re-transfer Time Delay	15 Seconds
Engine Cooldown Timer	60 Seconds
Exerciser	Nexus™: 12 Minutes Weekly Evolution™: 5 to 12 Minutes Adjustable, Weekly/BI-weekly/Monthly
The Transfer Switch can be Operated Manually Without Power Applied	

* When used in conjunction with units utilizing Evolution™ controls

Specifications

Model	RXSC100A3	RXSW100A3	RXSW150A3	RXSC200A3	RXSW200A3
Amps	100	100	150	200	200
Voltage	120/240, 1ø	120/240, 1ø	120/240, 1ø	120/240, 1ø	120/240, 1ø
Load Transition Type (Automatic)	Open Transition	Open Transition Service Rated	Open Transition Service Rated	Open Transition	Open Transition Service Rated
Enclosure Type	NEMA 3R	NEMA 3R	NEMA 3R	NEMA 3R	NEMA 3R
ETL Rating	cETLus	ETLus	ETLus	cETLus	ETLus
Withstand Rating (Amps)	10,000	10,000	22,000	10,000	22,000
Lug Range	2/0 - #14			250 MCM - #6	



1400 OPUS PLACE
DOWNERS GROVE, IL 60515
MAIN: (773) 444-5400



361 RANDY RD, UNIT 101
CAROL STREAM, IL 60188
MAIN: (847) 708-7500

CHECKED BY: RH

CHECKED BY: GMS

SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
ATS
SPECIFICATIONS

SHEET NUMBER:

SPEC-6

100-200 Amps, Single Phase

Automatic Transfer Switches

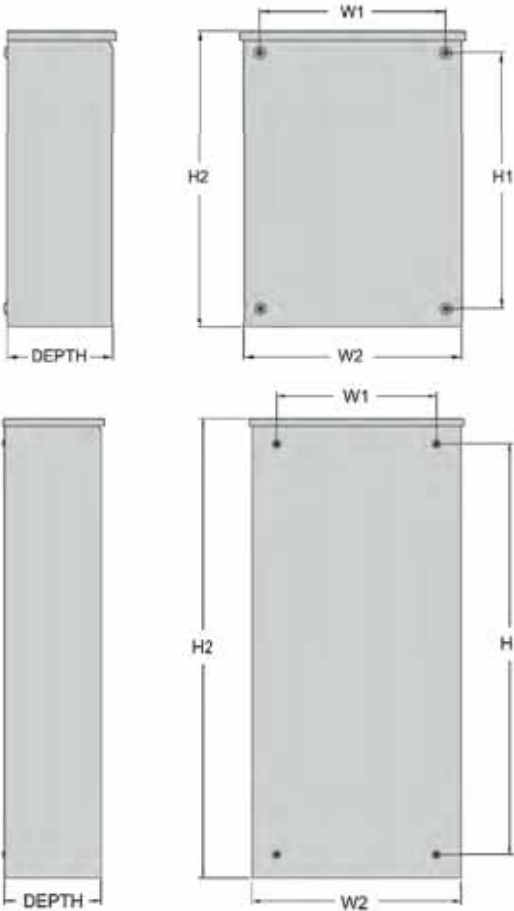
GENERAC®

Automatic Transfer Switches

Dimensions

Model		RXSC100A3	RXSW100A3	RXSW150A3	RXSC200A3	RXSW200A3
Height - in (mm)	H1	17.2 (437.9)	17.2 (437.9)	26.8 (679.4)	17.2 (437.9)	26.8 (679.4)
	H2	20.0 (508.0)	20.0 (508.0)	30.0 (672.0)	20.0 (508.0)	30.0 (672.0)
Width - in (mm)	W1	12.5 (317.5)	12.5 (317.5)	10.5 (266.7)	12.5 (317.5)	10.5 (266.7)
	W2	14.6 (370.8)	14.6 (370.8)	13.5 (342.9)	14.6 (370.8)	13.5 (342.9)
Depth - in (mm)		7.1 (180.1)	7.1 (180.1)	6.3 (160.1)	7.1 (180.1)	6.3 (160.1)
Weight - lbs (kg)		20.0 (9.1)	22.5 (10.2)	39.0 (17.7)	20.0 (9.1)	39.0 (17.7)

Automatic Transfer Switches
3 of 3



Generac Power Systems, Inc. • S45 W29290 HWY. 59, Waukesha, WI 53189 • generac.com
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MAIN: (847) 708-7500

CHECKED BY: RH CHECKED BY: GMS

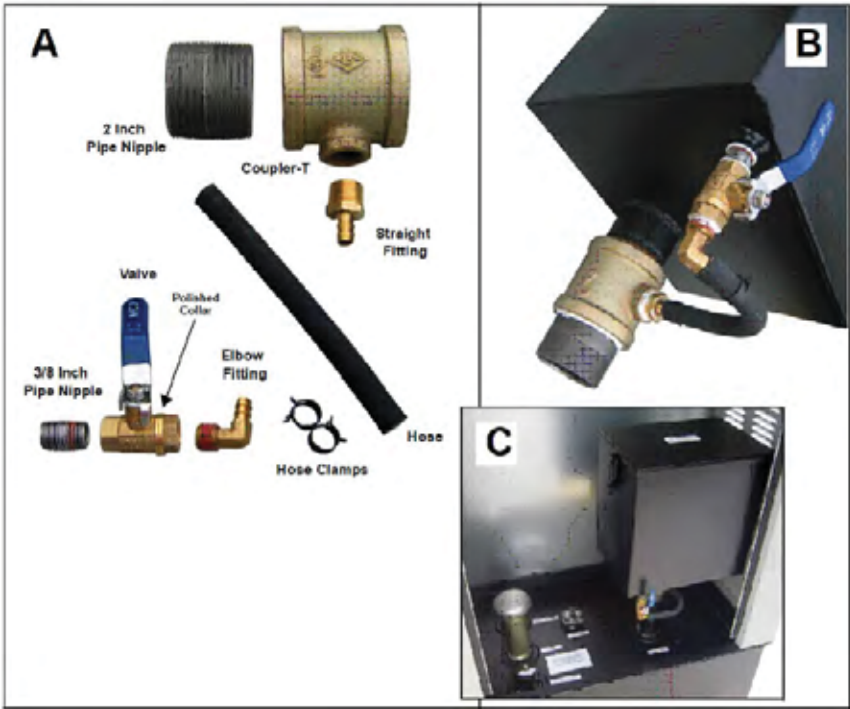
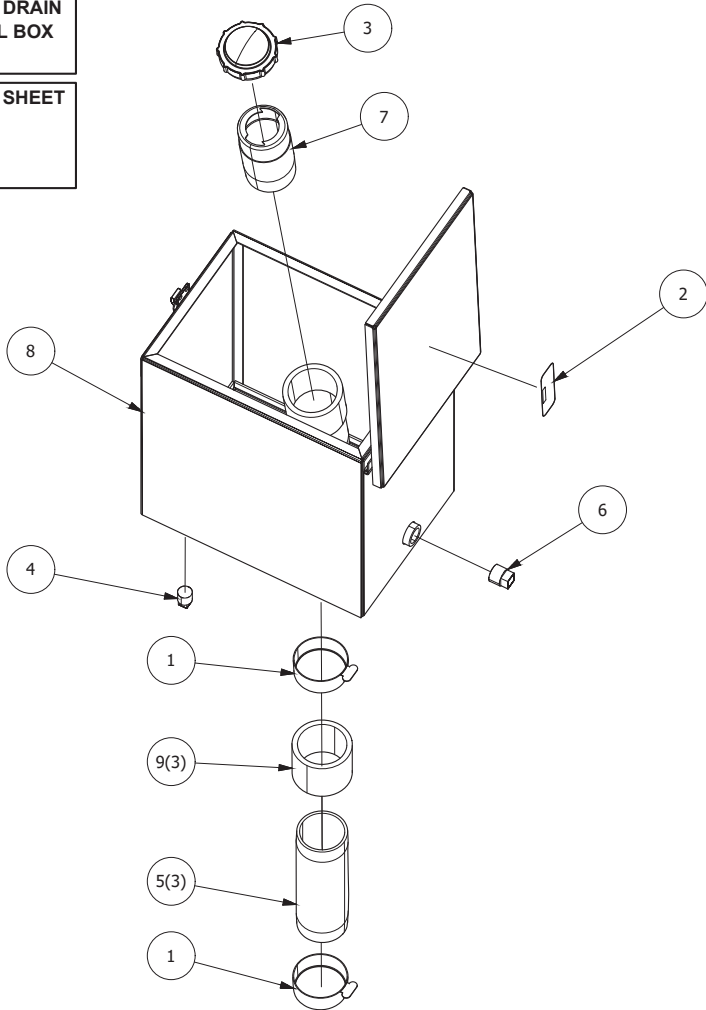
SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
ATS
SPECIFICATIONS

SHEET NUMBER:
SPEC-7

NOTE: INSTALLATION OF THE SPILL BOX DRAIN BACK REQUIRES THE FIVE GALLON SPILL BOX (PART NO. 006502-0).

REFER TO MANUFACTURE INSTRUCTION SHEET FOR MORE DETAILS.
PART NO: 0K4819
REV A 08/22/2013

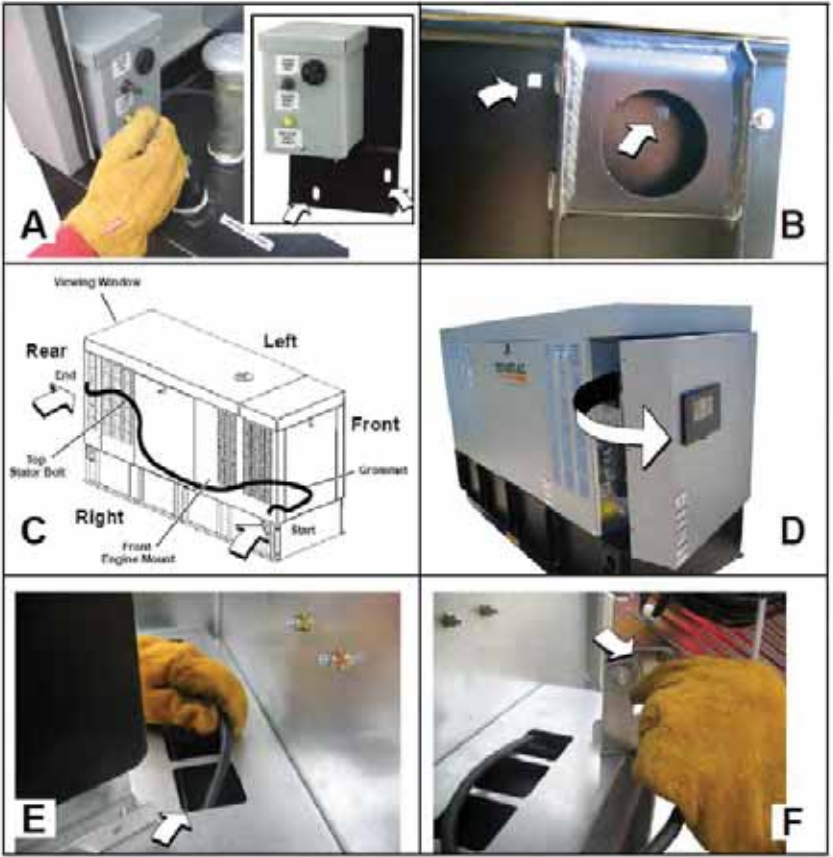


1 SPILL BOX DRAIN BACK (MODEL NO. 006511-0)
SCALE: N.T.S.

IMPORTANT: FOLLOW ALL SAFETY PROTOCOLS AND REMOVE THE UNIT FROM SERVICE AS OUTLINED IN THE OWNER'S MANUAL (PART NO. 0K3220) BEFORE PERFORMING THIS UPGRADE.

- NOTES:
1. THE SIDE OF THE ENCLOSURE WITH THE VIEWING WINDOW IS IDENTIFIED AS THE REAR OF THE GENERATOR SET. THE RIGHT AND LEFT SIDES ARE IDENTIFIED BY STANDING AT THE REAR AND LOOKING TOWARDS THE FRONT OF THE UNIT.
 2. VERIFY GROMMET IS PRESENT OR SHARP EDGES OF HOLE MAY CAUSE CABLE DAMAGE, POSSIBLY RESULTING IN EQUIPMENT FAILURE.
 3. IF NECESSARY, REMOVE TOP AND BOTTOM SCREWS (WITH NYLON WASHERS) ON LEFT SIDE OF CONTROL PANEL, LOOSEN RIGHT SIDE SCREWS, AND ROTATE DOOR OUTWARD TO ACCESS BACK SIDE.
 4. IF CONTROL PANEL DOOR WAS OPENED FOR CABLE CONNECTION, CLOSE DOOR, INSTALL TOP AND BOTTOM SCREWS (WITH NYLON WASHERS) ON LEFT SIDE, AND TIGHTEN RIGHT SIDE SCREWS.

REFER TO MANUFACTURE INSTRUCTION SHEET FOR MORE DETAILS.
PART NO: 0K4251
REV A 08/22/2013



2 INSTALL 90% FUEL FILL LEVEL ALARM (MODEL NO. 006504-0)
SCALE: N.T.S.

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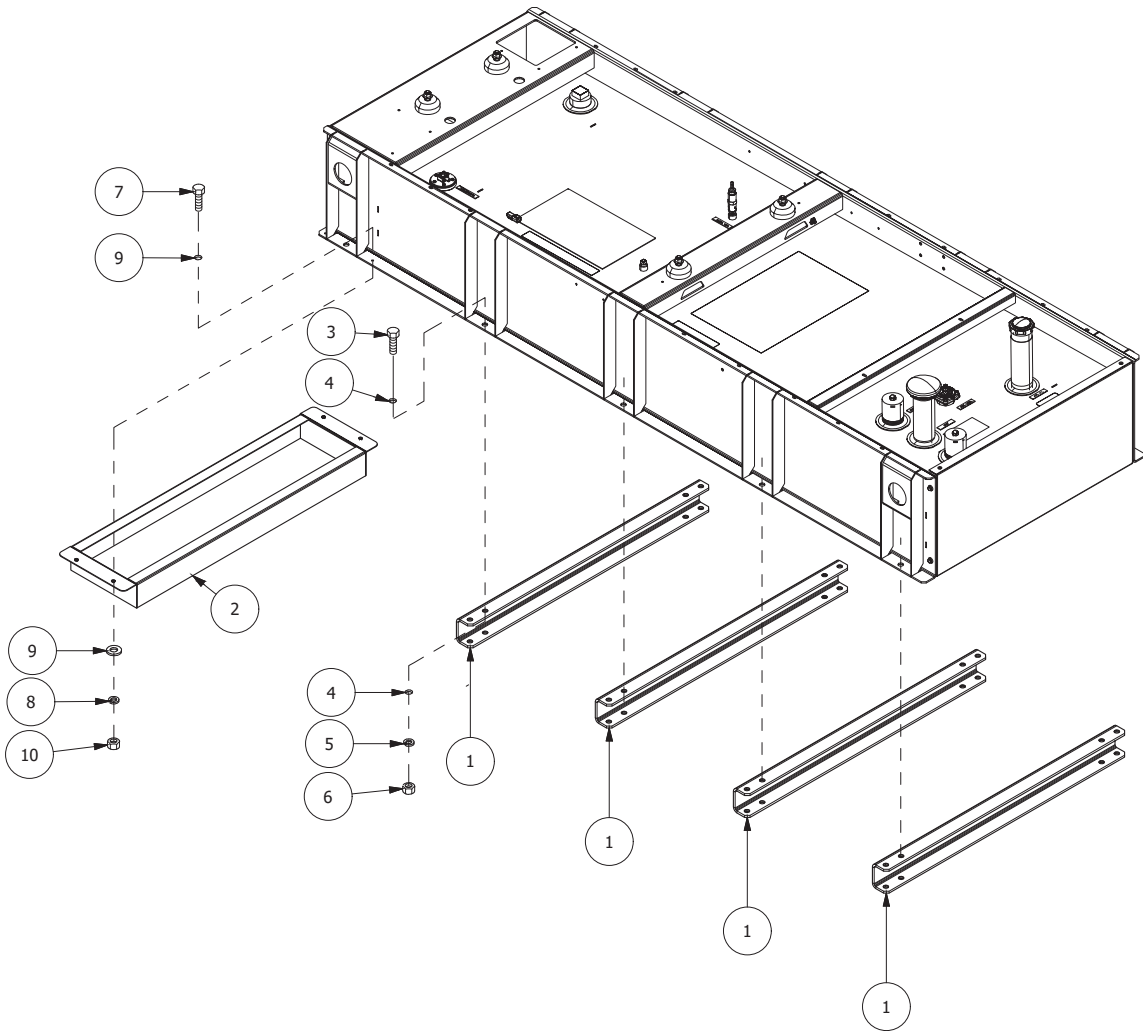
CHECKED BY: RH CHECKED BY: GMS

SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:
SPILL BOX

SHEET NUMBER:
SPEC-8

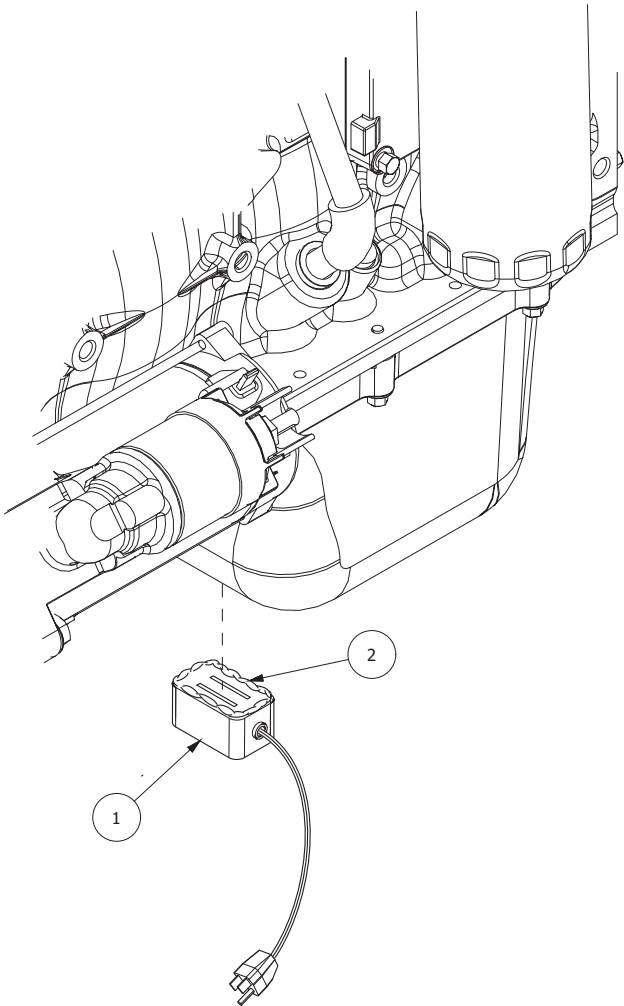
REFER TO MANUFACTURE INSTRUCTION SHEET
FOR MORE DETAILS.
REVISION: J-8513-B
DATE: 7/23/14
DRAWING NO: 0K5553



1 EXTERNAL TANK RISER INSTRUCTIONS (EV TANK RISER C2 EXT)
SCALE: N.T.S.

REFER TO MANUFACTURE INSTRUCTION SHEET
FOR MORE DETAILS.
REVISION: -A-
DATE: 2/21/19
DRAWING NO: A0000147657

ITEM	PART#	QTY.	DESCRIPTION
(1)1	0H5230	1	OIL HEATER MAGNETIC 200W
2	0J6251	1	RTV, OIL HEATER
3	0H5987	1	ALCOHOL WIPE (NOT SHOWN)
4	074169	1	SHIPPING CARTON #4 (NOT SHOWN)



2 CRANK CASE HEATER (EV KIT OIL HEATER W/ PLUG)
SCALE: N.T.S.



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SITE #: DN06027A
DN73XC079
4204 CRESTONE PEAK ST
BRIGHTON, CO 80601

SHEET TITLE:

VENT KIT

SHEET NUMBER:

SPEC-9

EXHIBIT C
Memorandum of Lease

[CONFIRM HEADING/MARGINS/FORMAT CONFORM TO STATE AND LOCAL REQUIREMENTS]

(Separate Document to be Executed)

**Memorandum
of
Lease**

After Recording, Mail To:
T-Mobile USA, Inc.
12920 SE 38th Street
Bellevue, WA 98006
Attn: Lease Compliance
Site Number: <Site Number.>

APN: 0156910212001
Loan No.

MEMORANDUM OF LEASE

A Site Lease Agreement (the "Lease") by and between the **CITY OF BRIGHTON**, a Colorado home rule municipal corporation ("Landlord") and **T-MOBILE WEST LLC**, a Delaware limited liability company ("Tenant") was made regarding a portion of the following property (as more particularly described in the Lease, the "Premises");

See Attached **Exhibit A** incorporated herein for all purposes.

Without limiting the terms and conditions of the Lease, Landlord and Tenant hereby acknowledge the following:

1. Capitalized terms used, but not otherwise defined herein, shall have the meanings ascribed to such terms in the Lease.
2. The initial term of the Lease shall be for 10 years and will commence on the Effective Date.
3. Tenant shall have the right to extend the Lease two (2) additional and successive five (5) year terms which may be extended for up to two (2) addition and successive one-year periods.
4. This memorandum is not a complete summary of the Lease. It is being executed and recorded solely to give public record notice of the existence of the Lease with respect to the Premises. Provisions in this memorandum shall not be used in interpreting the Lease provisions and in the event of conflict between this memorandum and the said unrecorded Lease, the unrecorded Lease shall control.

LANDLORD: CITY OF BRIGHTON

Date: _____

This instrument was acknowledged before me on _____ by Michael Martinez, in his capacity as City Manager of the City of Brighton, a Colorado home rule municipal corporation.

Dated:

Notary Public
Print Name _____
My commission expires _____

APPROVED AS TO FORM:

Yasmina Gibbons, Deputy City Attorney

[Signatures and acknowledgements continue on following page.]

TENANT: T-MOBILE WEST LLC

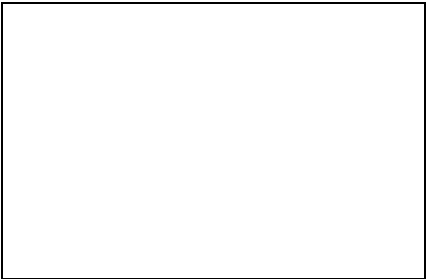
By: _____
Printed Name: _____
Title: _____
Date: _____

[Notary block for Tenant]

STATE OF _____)
) ss.
COUNTY OF _____)

I certify that I know or have satisfactory evidence that _____ is the person who appeared before me, and said person acknowledged that she/he signed this instrument, on oath stated that she/he was authorized to execute the instrument and acknowledged it as the _____ of **T-Mobile West LLC** , a Delaware limited liability company to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: _____



(Use this space for notary stamp/seal)

Notary Public
Print Name _____
My commission expires _____

Memorandum of Lease - Exhibit A
Legal Description

Property address of 19150 E. 160th Ave., Brighton, CO 80601
Assessor's tax parcel number 0156910212001

The Property is legally described as follows:
TRACT A, BRIGHTON CROSSING FILING NO.4,
CITY OF BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO